

Local Market Update – January 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Lenox

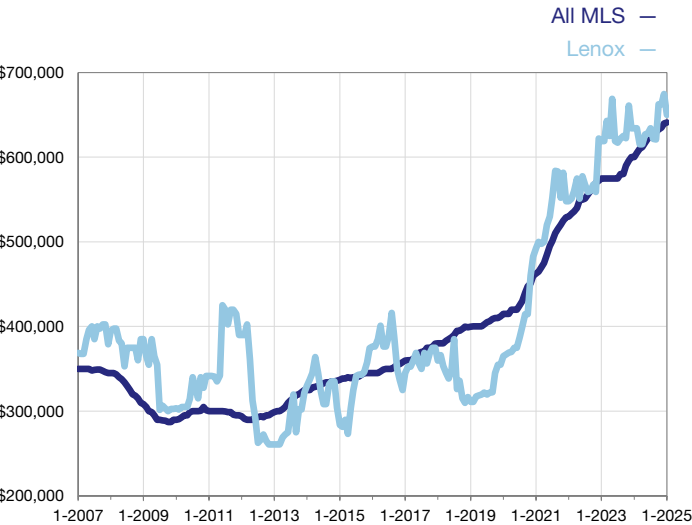
| Single-Family Properties | January | | | Year to Date | | |
|------------------------------------------|-------------|-----------|----------|--------------|-----------|----------|
| | 2024 | 2025 | + / - | 2024 | 2025 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 2 | 1 | - 50.0% | 2 | 1 | - 50.0% |
| Closed Sales | 3 | 2 | - 33.3% | 3 | 2 | - 33.3% |
| Median Sales Price* | \$1,111,000 | \$492,500 | - 55.7% | \$1,111,000 | \$492,500 | - 55.7% |
| Inventory of Homes for Sale | 12 | 10 | - 16.7% | -- | -- | -- |
| Months Supply of Inventory | 3.2 | 3.1 | - 3.1% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 102 | 211 | + 106.9% | 102 | 211 | + 106.9% |
| Percent of Original List Price Received* | 89.8% | 82.5% | - 8.1% | 89.8% | 82.5% | - 8.1% |
| New Listings | 3 | 2 | - 33.3% | 3 | 2 | - 33.3% |

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

| Condominium Properties | January | | | Year to Date | | |
|------------------------------------------|-------------|-----------|---------|--------------|-----------|---------|
| | 2024 | 2025 | + / - | 2024 | 2025 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 3 | 2 | - 33.3% | 3 | 2 | - 33.3% |
| Closed Sales | 3 | 1 | - 66.7% | 3 | 1 | - 66.7% |
| Median Sales Price* | \$1,675,000 | \$179,000 | - 89.3% | \$1,675,000 | \$179,000 | - 89.3% |
| Inventory of Homes for Sale | 3 | 3 | 0.0% | -- | -- | -- |
| Months Supply of Inventory | 1.9 | 2.3 | + 21.1% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 176 | 110 | - 37.5% | 176 | 110 | - 37.5% |
| Percent of Original List Price Received* | 93.0% | 132.6% | + 42.6% | 93.0% | 132.6% | + 42.6% |
| New Listings | 5 | 1 | - 80.0% | 5 | 1 | - 80.0% |

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single-Family Properties
Rolling 12-Month Calculation



Median Sales Price – Condominium Properties
Rolling 12-Month Calculation

