

Belchertown

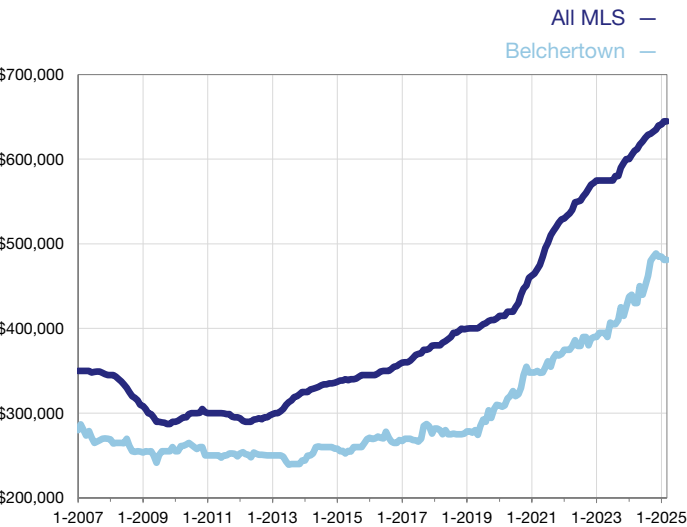
Single-Family Properties	March			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	5	12	+ 140.0%	20	27	+ 35.0%
Closed Sales	7	11	+ 57.1%	14	26	+ 85.7%
Median Sales Price*	\$420,000	\$410,000	- 2.4%	\$438,500	\$440,000	+ 0.3%
Inventory of Homes for Sale	16	16	0.0%	--	--	--
Months Supply of Inventory	1.6	1.8	+ 12.5%	--	--	--
Cumulative Days on Market Until Sale	17	65	+ 282.4%	57	55	- 3.5%
Percent of Original List Price Received*	101.1%	100.1%	- 1.0%	98.2%	97.3%	- 0.9%
New Listings	14	8	- 42.9%	29	26	- 10.3%

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

Condominium Properties	March			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	0	1	--	2	2	0.0%
Closed Sales	0	0	--	4	1	- 75.0%
Median Sales Price*	\$0	\$0	--	\$290,000	\$310,000	+ 6.9%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	33	17	- 48.5%
Percent of Original List Price Received*	0.0%	0.0%	--	97.3%	105.4%	+ 8.3%
New Listings	0	1	--	1	2	+ 100.0%

* 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

