

# Local Market Update – March 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Granby

### Single-Family Properties

Key Metrics	March			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	2	4	+ 100.0%	8	10	+ 25.0%
Closed Sales	3	5	+ 66.7%	10	7	- 30.0%
Median Sales Price*	\$350,000	\$600,000	+ 71.4%	\$442,500	\$600,000	+ 35.6%
Inventory of Homes for Sale	12	8	- 33.3%	--	--	--
Months Supply of Inventory	3.8	2.2	- 42.1%	--	--	--
Cumulative Days on Market Until Sale	34	51	+ 50.0%	68	157	+ 130.9%
Percent of Original List Price Received*	101.8%	109.4%	+ 7.5%	102.3%	111.1%	+ 8.6%
New Listings	2	2	0.0%	9	12	+ 33.3%

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

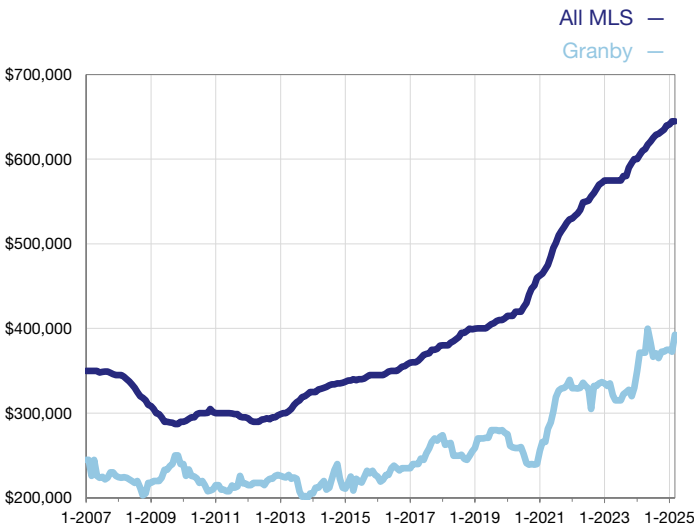
### Condominium Properties

Key Metrics	March			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	0	1	--
Median Sales Price*	\$0	\$0	--	\$0	\$274,000	--
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.7	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	21	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	101.5%	--
New Listings	0	0	--	0	1	--

\* 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

