

Easthampton

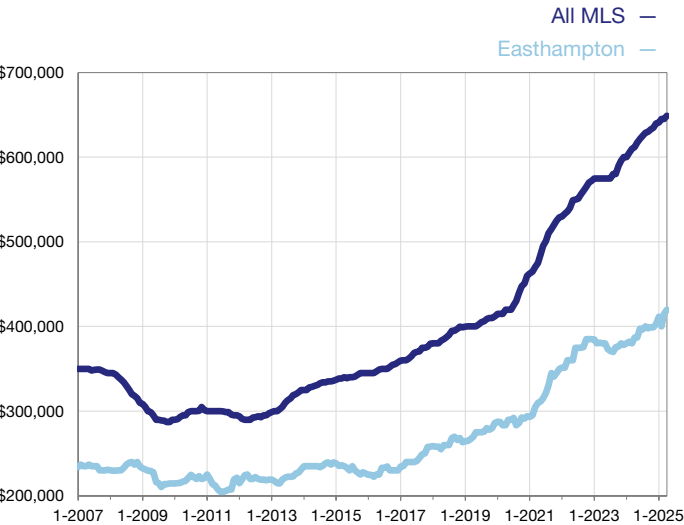
Single-Family Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	8	9	+ 12.5%	22	22	0.0%
Closed Sales	2	11	+ 450.0%	20	26	+ 30.0%
Median Sales Price*	\$360,000	\$467,000	+ 29.7%	\$378,450	\$422,000	+ 11.5%
Inventory of Homes for Sale	10	10	0.0%	--	--	--
Months Supply of Inventory	1.3	1.4	+ 7.7%	--	--	--
Cumulative Days on Market Until Sale	157	52	- 66.9%	57	40	- 29.8%
Percent of Original List Price Received*	89.0%	104.1%	+ 17.0%	99.2%	101.8%	+ 2.6%
New Listings	13	12	- 7.7%	20	22	+ 10.0%

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

Condominium Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	2	0	- 100.0%	5	9	+ 80.0%
Closed Sales	1	2	+ 100.0%	5	8	+ 60.0%
Median Sales Price*	\$360,000	\$630,450	+ 75.1%	\$295,000	\$560,450	+ 90.0%
Inventory of Homes for Sale	2	7	+ 250.0%	--	--	--
Months Supply of Inventory	0.8	2.5	+ 212.5%	--	--	--
Cumulative Days on Market Until Sale	15	66	+ 340.0%	57	95	+ 66.7%
Percent of Original List Price Received*	110.8%	107.8%	- 2.7%	102.0%	99.0%	- 2.9%
New Listings	2	2	0.0%	5	8	+ 60.0%

* 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

