

Pittsfield

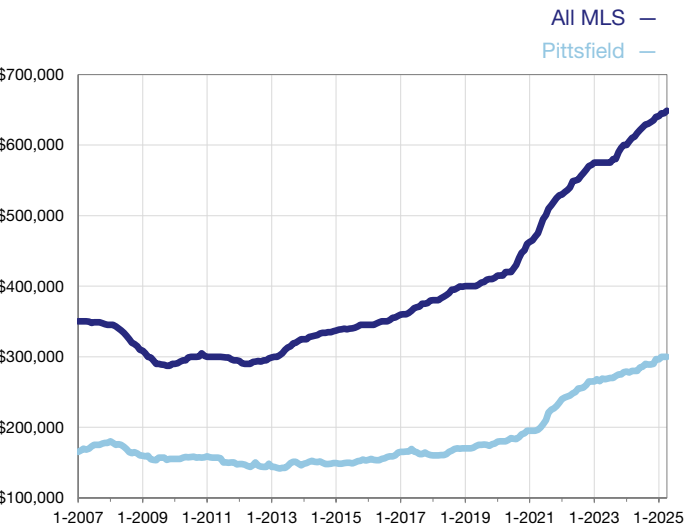
Single-Family Properties	April			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	38	26	- 31.6%	103	97	- 5.8%
Closed Sales	18	27	+ 50.0%	75	97	+ 29.3%
Median Sales Price*	\$281,250	\$280,000	- 0.4%	\$270,000	\$291,000	+ 7.8%
Inventory of Homes for Sale	35	63	+ 80.0%	--	--	--
Months Supply of Inventory	1.2	2.1	+ 75.0%	--	--	--
Cumulative Days on Market Until Sale	69	82	+ 18.8%	76	78	+ 2.6%
Percent of Original List Price Received*	99.1%	95.2%	- 3.9%	97.6%	95.5%	- 2.2%
New Listings	34	42	+ 23.5%	103	133	+ 29.1%

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

Condominium Properties	April			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	4	1	- 75.0%	11	10	- 9.1%
Closed Sales	4	3	- 25.0%	9	10	+ 11.1%
Median Sales Price*	\$244,000	\$391,000	+ 60.2%	\$330,000	\$283,500	- 14.1%
Inventory of Homes for Sale	5	9	+ 80.0%	--	--	--
Months Supply of Inventory	1.6	2.8	+ 75.0%	--	--	--
Cumulative Days on Market Until Sale	67	71	+ 6.0%	76	111	+ 46.1%
Percent of Original List Price Received*	103.7%	97.8%	- 5.7%	97.2%	93.6%	- 3.7%
New Listings	1	2	+ 100.0%	12	12	0.0%

* 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

