

# Chicopee

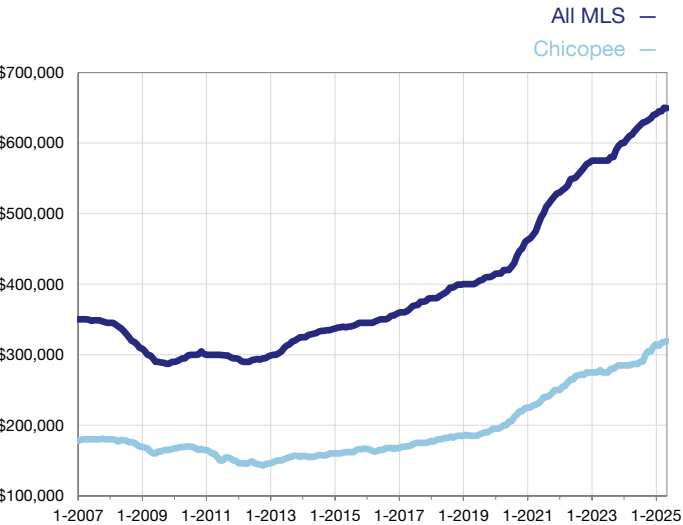
Single-Family Properties	May			Year to Date		
	2024	2025	+ / –	2024	2025	+ / –
Key Metrics						
Pending Sales	30	30	0.0%	114	131	+ 14.9%
Closed Sales	23	26	+ 13.0%	111	115	+ 3.6%
Median Sales Price*	\$283,500	\$359,000	+ 26.6%	\$286,500	\$320,000	+ 11.7%
Inventory of Homes for Sale	34	32	- 5.9%	--	--	--
Months Supply of Inventory	1.4	1.2	- 14.3%	--	--	--
Cumulative Days on Market Until Sale	33	29	- 12.1%	29	38	+ 31.0%
Percent of Original List Price Received*	102.9%	103.5%	+ 0.6%	101.5%	100.3%	- 1.2%
New Listings	38	37	- 2.6%	134	137	+ 2.2%

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

Condominium Properties	May			Year to Date		
	2024	2025	+ / –	2024	2025	+ / –
Key Metrics						
Pending Sales	7	11	+ 57.1%	34	29	- 14.7%
Closed Sales	8	5	- 37.5%	29	25	- 13.8%
Median Sales Price*	\$204,209	\$225,000	+ 10.2%	\$198,000	\$225,000	+ 13.6%
Inventory of Homes for Sale	5	9	+ 80.0%	--	--	--
Months Supply of Inventory	0.7	1.4	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	28	27	- 3.6%	26	24	- 7.7%
Percent of Original List Price Received*	103.0%	100.9%	- 2.0%	103.1%	101.7%	- 1.4%
New Listings	4	12	+ 200.0%	34	39	+ 14.7%

\* 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

