

North Adams

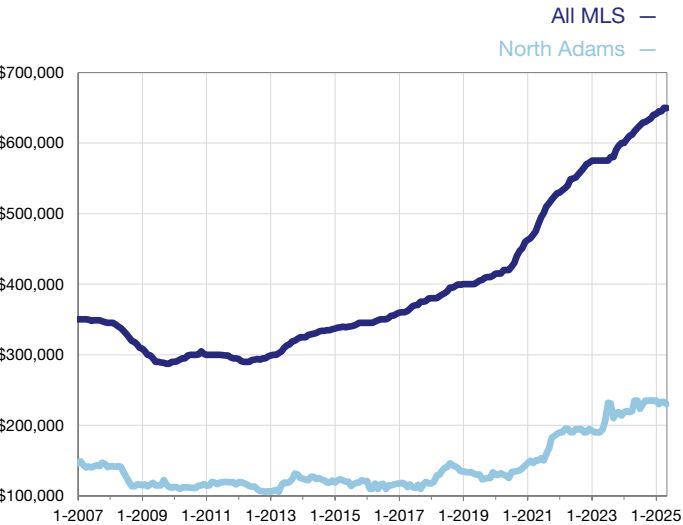
Single-Family Properties	May			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	4	13	+ 225.0%	33	32	- 3.0%
Closed Sales	11	6	- 45.5%	40	29	- 27.5%
Median Sales Price*	\$272,500	\$254,500	- 6.6%	\$235,000	\$225,000	- 4.3%
Inventory of Homes for Sale	19	13	- 31.6%	--	--	--
Months Supply of Inventory	2.6	1.9	- 26.9%	--	--	--
Cumulative Days on Market Until Sale	99	58	- 41.4%	88	79	- 10.2%
Percent of Original List Price Received*	99.2%	95.0%	- 4.2%	97.2%	94.2%	- 3.1%
New Listings	6	15	+ 150.0%	40	40	0.0%

* 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	1	1	0.0%	4	5	+ 25.0%
Closed Sales	1	0	- 100.0%	4	6	+ 50.0%
Median Sales Price*	\$135,000	\$0	- 100.0%	\$116,000	\$519,000	+ 347.4%
Inventory of Homes for Sale	1	4	+ 300.0%	--	--	--
Months Supply of Inventory	0.7	2.5	+ 257.1%	--	--	--
Cumulative Days on Market Until Sale	143	0	- 100.0%	64	97	+ 51.6%
Percent of Original List Price Received*	96.5%	0.0%	- 100.0%	101.8%	99.7%	- 2.1%
New Listings	1	1	0.0%	5	7	+ 40.0%

* 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

