

Easthampton

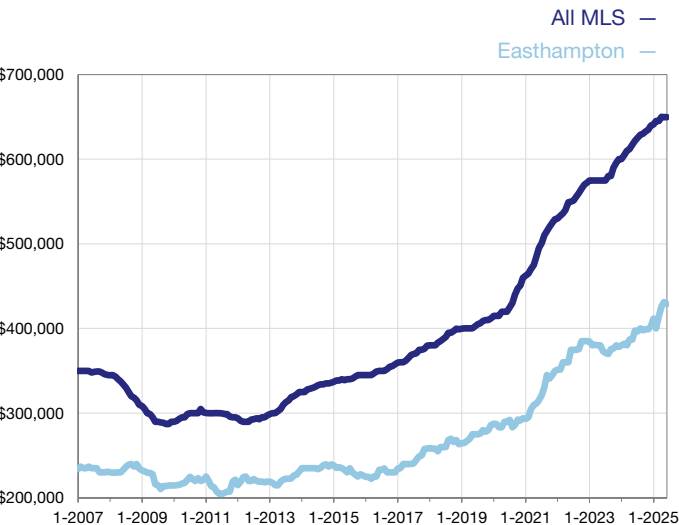
Single-Family Properties	June			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	19	15	- 21.1%	49	45	- 8.2%
Closed Sales	13	7	- 46.2%	43	39	- 9.3%
Median Sales Price*	\$445,000	\$450,000	+ 1.1%	\$398,000	\$434,500	+ 9.2%
Inventory of Homes for Sale	5	8	+ 60.0%	--	--	--
Months Supply of Inventory	0.6	1.2	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	22	28	+ 27.3%	37	34	- 8.1%
Percent of Original List Price Received*	107.2%	106.4%	- 0.7%	104.0%	103.0%	- 1.0%
New Listings	11	11	0.0%	44	44	0.0%

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

Condominium Properties	June			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	2	5	+ 150.0%	10	17	+ 70.0%
Closed Sales	3	3	0.0%	8	14	+ 75.0%
Median Sales Price*	\$440,000	\$400,000	- 9.1%	\$327,500	\$512,450	+ 56.5%
Inventory of Homes for Sale	5	10	+ 100.0%	--	--	--
Months Supply of Inventory	2.4	3.2	+ 33.3%	--	--	--
Cumulative Days on Market Until Sale	19	14	- 26.3%	43	72	+ 67.4%
Percent of Original List Price Received*	100.6%	100.0%	- 0.6%	101.5%	99.8%	- 1.7%
New Listings	1	8	+ 700.0%	13	19	+ 46.2%

* 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

