

West Springfield

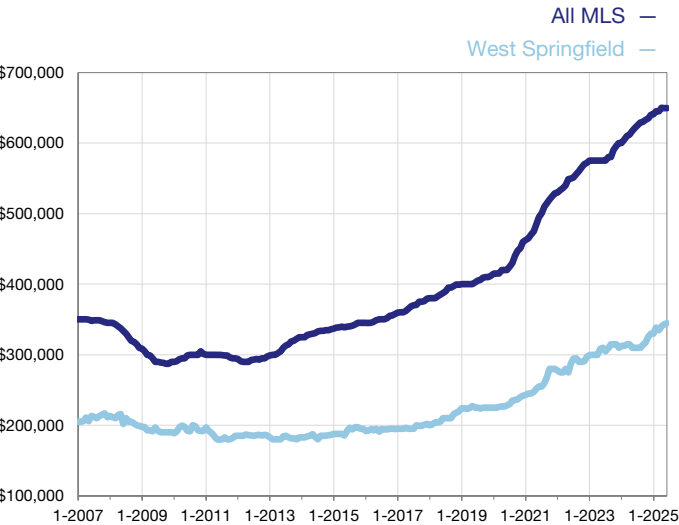
Single-Family Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	12	24	+ 100.0%	77	96	+ 24.7%
Closed Sales	8	15	+ 87.5%	79	74	- 6.3%
Median Sales Price*	\$312,500	\$345,000	+ 10.4%	\$305,000	\$347,450	+ 13.9%
Inventory of Homes for Sale	21	28	+ 33.3%	--	--	--
Months Supply of Inventory	1.4	1.9	+ 35.7%	--	--	--
Cumulative Days on Market Until Sale	32	20	- 37.5%	40	38	- 5.0%
Percent of Original List Price Received*	101.2%	103.4%	+ 2.2%	100.2%	98.6%	- 1.6%
New Listings	14	28	+ 100.0%	88	110	+ 25.0%

* 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	5	4	- 20.0%	25	17	- 32.0%
Closed Sales	5	3	- 40.0%	22	17	- 22.7%
Median Sales Price*	\$435,000	\$115,000	- 73.6%	\$158,000	\$142,500	- 9.8%
Inventory of Homes for Sale	13	1	- 92.3%	--	--	--
Months Supply of Inventory	3.6	0.3	- 91.7%	--	--	--
Cumulative Days on Market Until Sale	24	32	+ 33.3%	35	40	+ 14.3%
Percent of Original List Price Received*	97.9%	86.5%	- 11.6%	97.0%	98.7%	+ 1.8%
New Listings	5	3	- 40.0%	37	14	- 62.2%

* 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

