

Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Agawam

Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	19	18	- 5.3%	47	41	- 12.8%
Closed Sales	14	11	- 21.4%	42	31	- 26.2%
Median Sales Price*	\$424,250	\$425,000	+ 0.2%	\$364,500	\$370,000	+ 1.5%
Inventory of Homes for Sale	25	15	- 40.0%	--	--	--
Months Supply of Inventory	1.5	0.9	- 40.0%	--	--	--
Cumulative Days on Market Until Sale	42	42	0.0%	39	62	+ 59.0%
Percent of Original List Price Received*	100.3%	100.2%	- 0.1%	101.1%	97.9%	- 3.2%
New Listings	16	16	0.0%	50	43	- 14.0%

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

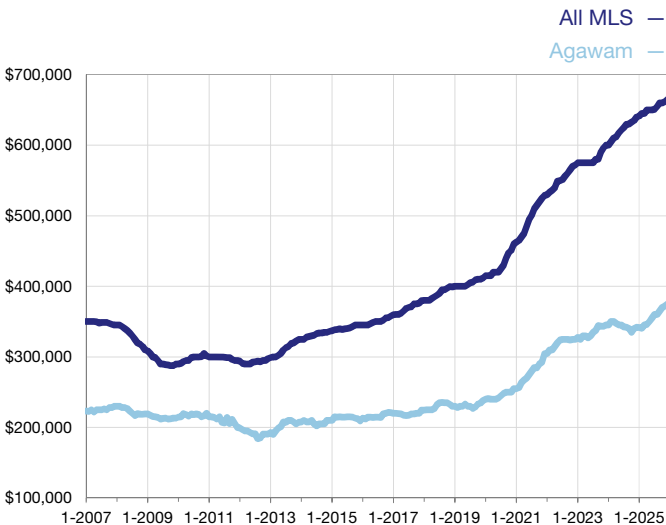
Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	4	9	+ 125.0%	15	20	+ 33.3%
Closed Sales	6	3	- 50.0%	13	15	+ 15.4%
Median Sales Price*	\$244,950	\$320,000	+ 30.6%	\$250,000	\$245,000	- 2.0%
Inventory of Homes for Sale	12	7	- 41.7%	--	--	--
Months Supply of Inventory	1.7	1.1	- 35.3%	--	--	--
Cumulative Days on Market Until Sale	18	39	+ 116.7%	26	35	+ 34.6%
Percent of Original List Price Received*	101.4%	98.1%	- 3.3%	100.9%	98.2%	- 2.7%
New Listings	8	7	- 12.5%	22	15	- 31.8%

* 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

