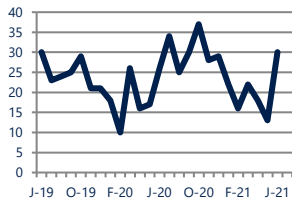




Units Sold

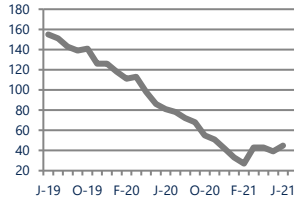
30



Up
Vs. Year Ago

Active Inventory

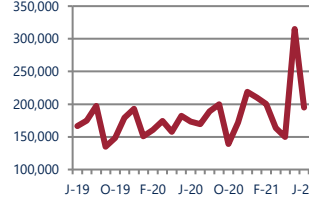
45



Down -44%
Vs. Year Ago

Median Sale Price

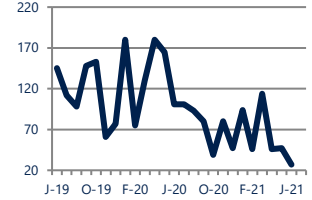
\$194,750



Up
Vs. Year Ago

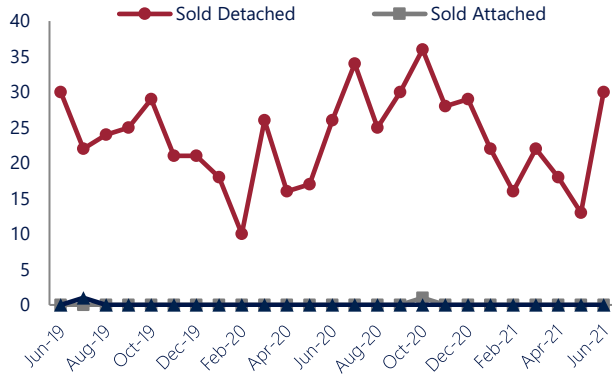
Days On Market

27



Down
Vs. Year Ago

Units Sold*



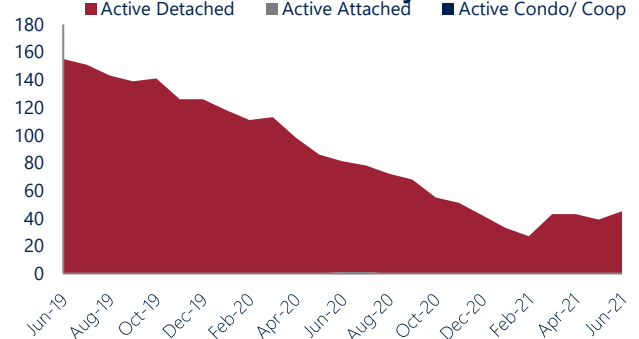
Units Sold

With relatively few transactions, there was an increase in total units sold in June, with 30 sold this month in Hampshire County. This month's total units sold was higher than at this time last year, an increase from June 2020.

Active Inventory

Versus last year, the total number of homes available this month is lower by 36 units or 44%. The total number of active inventory this June was 45 compared to 81 in June 2020. This month's total of 45 is higher than the previous month's total supply of available inventory of 39, an increase of 15%.

Active Inventory*



Median Sale Price



Median Sale Price

Due to the relatively small number of units sold, the median sale price showed significant change this month. Last June, the median sale price for Hampshire County Homes was \$173,500. This June, the median sale price was \$194,750, an increase of \$21,250 compared to last year. The current median sold price is lower than in May. Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.



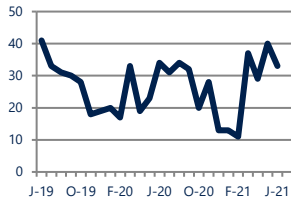
*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by BRIGHTMLS and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of BRIGHTMLS or Long & Foster Real Estate, Inc.





New Listings

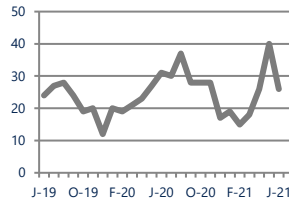
33



Down -3%
Vs. Year Ago

Current Contracts

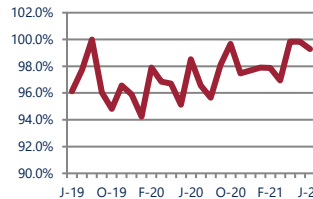
26



Down -16%
Vs. Year Ago

Sold Vs. List Price

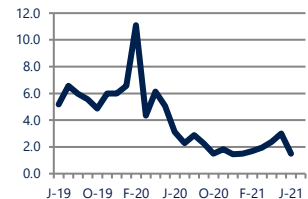
99.3%



Up 0.8%
Vs. Year Ago

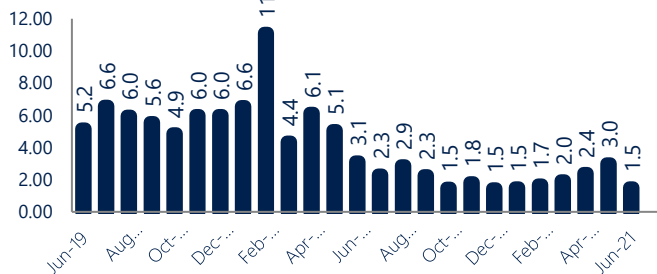
Months of Supply

1.5



Down -52%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

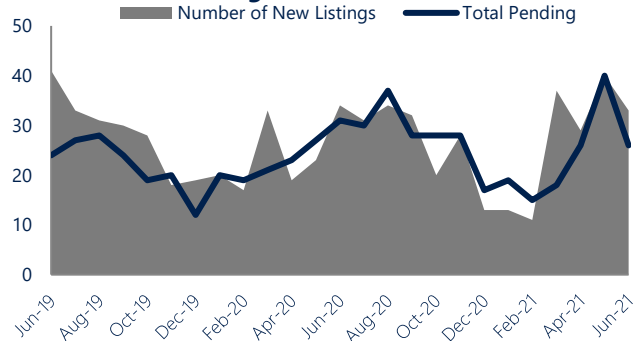
This month there were 33 homes newly listed for sale in Hampshire County compared to 34 in June 2020, a decrease of 3%. There were 26 current contracts pending sale this June compared to 31 a year ago. The number of current contracts is 16% lower than last June.

Months of Supply

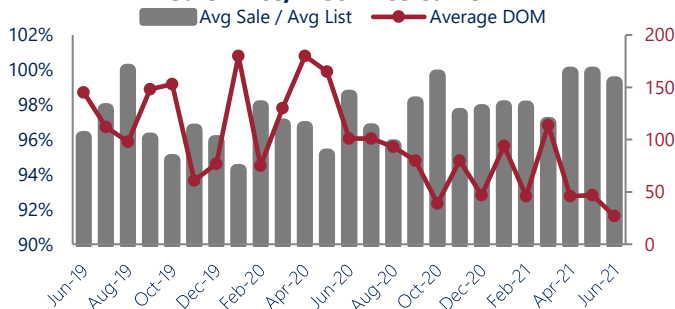
In June, there was 1.5 months of supply available in Hampshire County, compared to 3.1 in June 2020. That is a decrease of 52% versus a year ago.

Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In June, the average sale price in Hampshire County was 99.3% of the average list price, which is 0.8% higher than at this time last year.

Days On Market

This month, the average number of days on market was 27, lower than the average last year, which was 101. This decrease was impacted by the limited number of sales.



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