

Pioneer Valley Residential Housing Market Overview
2004-2007

2007	Sales			Median Prices		
	Hampden County	Hampshire County	Pioneer Valley Region	Hampden County	Hampshire County	Pioneer Valley Region
1 Family	4,203	1,282	5,485	\$170,000	\$243,000	\$206,500
2 Family	587	118	705	\$147,000	\$240,750	\$193,875
3 Family	122	23	145	\$140,000	\$256,500	\$198,250
Condo	766	399	1,165	\$143,750	\$194,500	\$169,125
All Sales	6,914	2,388	9,302	\$163,000	\$223,250	\$193,125

2006	Sales			Median Prices		
	Hampden County	Hampshire County	Pioneer Valley Region	Hampden County	Hampshire County	Pioneer Valley Region
1 Family	4,845	1,443	6,288	\$175,000	\$245,000	\$210,000
2 Family	1,029	147	1,176	\$170,000	\$229,900	\$199,950
3 Family	204	29	233	\$190,000	\$203,000	\$196,500
Condo	757	496	1,253	\$133,000	\$203,250	\$168,125
All Sales	8,215	2,713	10,928	\$170,000	\$225,000	\$197,500

2005	Sales			Median Prices		
	Hampden County	Hampshire County	Pioneer Valley Region	Hampden County	Hampshire County	Pioneer Valley Region
1 Family	5,081	1,512	6,593	\$170,000	\$245,000	\$207,500
2 Family	1,171	134	1,305	\$160,000	\$223,000	\$191,500
3 Family	317	31	348	\$176,000	\$305,000	\$240,500
Condo	918	393	1,311	\$124,900	\$175,600	\$150,250
All Sales	9,427	3,049	12,476	\$164,000	\$222,000	\$193,000

2004	Sales			Median Prices		
	Hampden County	Hampshire County	Pioneer Valley Region	Hampden County	Hampshire County	Pioneer Valley Region
1 Family	5,112	1,491	6,603	\$152,000	\$219,900	\$185,950
2 Family	1,245	161	1,406	\$133,500	\$193,000	\$163,250
3 Family	279	34	313	\$144,300	\$183,375	\$163,838
Condo	705	356	1,061	\$105,000	\$147,500	\$126,250
All Sales	9,289	3,083	12,372	\$143,000	\$189,900	\$166,450

Note: Pioneer Valley Region median prices are a weighted mean of the Hampden and Hampshire County medians.
Note: Dollar amounts are NOT adjusted for inflation.

Pioneer Valley Residential Housing Market Overview
2000-2003

2003	<i>Sales</i>			<i>Median Prices</i>		
	Hampden County	Hampshire County	Pioneer Valley Region	Hampden County	Hampshire County	Pioneer Valley Region
1 Family	4,786	1,446	6,232	\$137,500	\$186,750	\$148,927
2 Family	998	132	1,130	\$110,000	\$176,500	\$117,768
3 Family	273	39	312	\$120,000	\$165,000	\$125,625
Condo	776	273	1,049	\$94,900	\$111,000	\$99,090
All Sales	8,759	2,785	11,544	\$125,500	\$169,000	\$135,994

2002	<i>Sales</i>			<i>Median Prices</i>		
	Hampden County	Hampshire County	Pioneer Valley Region	Hampden County	Hampshire County	Pioneer Valley Region
1 Family	4,538	1,302	5,840	\$122,000	\$165,000	\$131,587
2 Family	908	118	1,026	\$91,000	\$139,700	\$96,601
3 Family	214	30	244	\$95,000	\$201,500	\$108,094
Condo	622	239	861	\$90,000	\$110,000	\$95,552
All Sales	8,408	2,683	11,091	\$111,601	\$149,000	\$120,648

2001	<i>Sales</i>			<i>Median Prices</i>		
	Hampden County	Hampshire County	Pioneer Valley Region	Hampden County	Hampshire County	Pioneer Valley Region
1 Family	4,476	1,350	5,826	\$114,900	\$149,900	\$123,010
2 Family	886	118	1,004	\$85,000	\$140,000	\$91,464
3 Family	174	29	203	\$80,700	\$155,000	\$91,314
Condo	627	281	908	\$79,900	\$94,000	\$84,264
All Sales	7,906	2,654	10,560	\$100,000	\$134,870	\$108,764

2000	<i>Sales</i>			<i>Median Prices</i>		
	Hampden County	Hampshire County	Pioneer Valley Region	Hampden County	Hampshire County	Pioneer Valley Region
1 Family	4,359	1,142	5,501	\$102,500	\$144,950	\$111,313
2 Family	810	107	917	\$74,250	\$126,000	\$80,288
3 Family	188	15	203	\$74,271	\$166,000	\$81,049
Condo	614	276	890	\$77,750	\$101,500	\$85,115
All Sales	7,865	2,486	10,351	\$90,000	\$128,450	\$99,235

Note: Pioneer Valley Region median prices are a weighted mean of the Hampden and Hampshire County medians.
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