



Powering the Region's Real Estate Industry

NORTHWEST
MULTIPLE LISTING SERVICE®

2024

Adams

**Annual Statistical
Review and Highlights**

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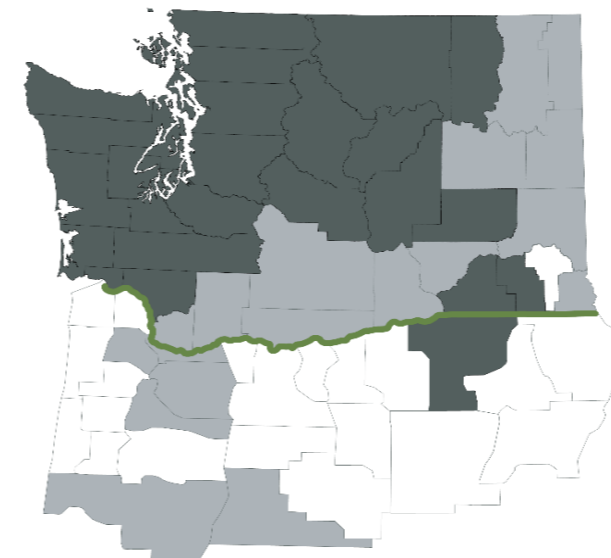
Member Offices

2,494



Total Members/Subscribers

32,035



Counties

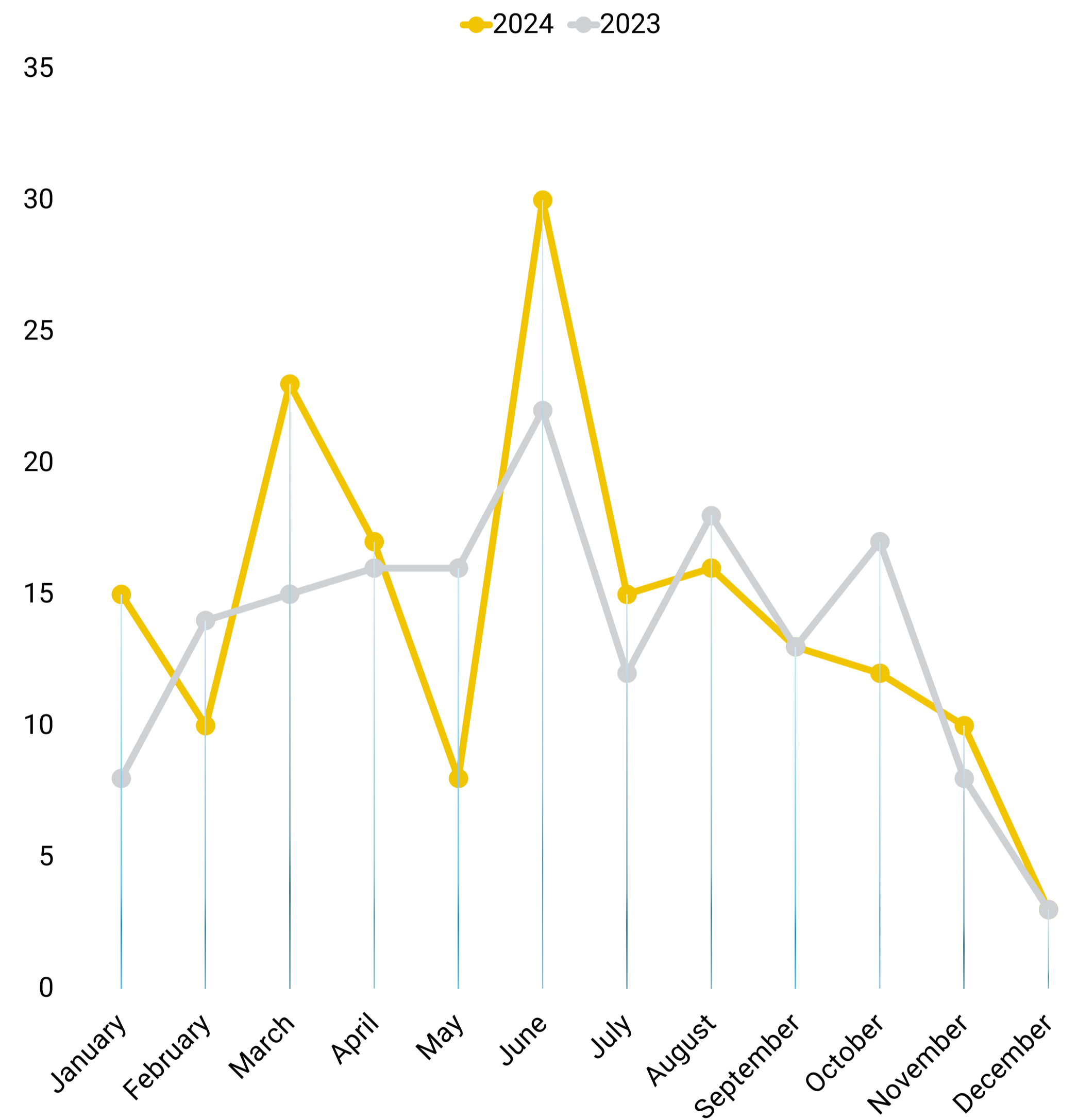
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Adams: Residential Homes and Condominiums

New Listings by Month

A comparison of new listings added each month this year vs. last year, for residential homes & condominiums.
 New Listings: Property added to inventory during the reporting period (included in active listing totals).

	2024	2023	% chg.
January	15	8	87.50%
February	10	14	-28.57%
March	23	15	53.33%
April	17	16	6.25%
May	8	16	-50.00%
June	30	22	36.36%
July	15	12	25.00%
August	16	18	-11.11%
September	13	13	0.00%
October	12	17	-29.41%
November	10	8	25.00%
December	3	3	0.00%
Total	172	162	
% chg.	6.17%		

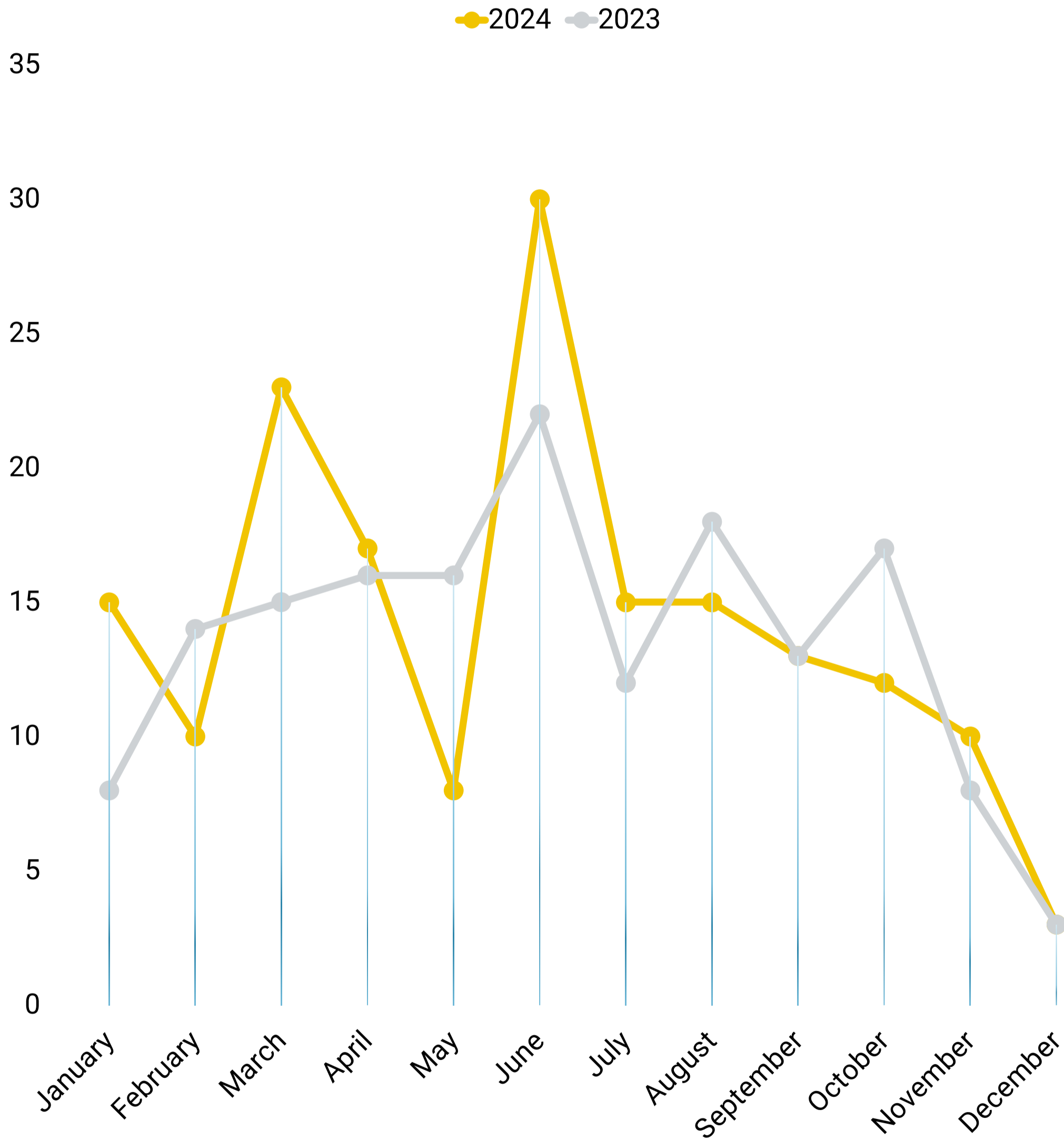


Adams: Residential Homes Only

New Listings by Month

A comparison of new listings added each month this year vs. last year, for residential homes only.
 New Listings: Property added to inventory during the reporting period (included in active listing totals).

	2024	2023	% chg.
January	15	8	87.50%
February	10	14	-28.57%
March	23	15	53.33%
April	17	16	6.25%
May	8	16	-50.00%
June	30	22	36.36%
July	15	12	25.00%
August	15	18	-16.67%
September	13	13	0.00%
October	12	17	-29.41%
November	10	8	25.00%
December	3	3	0.00%
Total	171	162	
% chg.	5.56%		

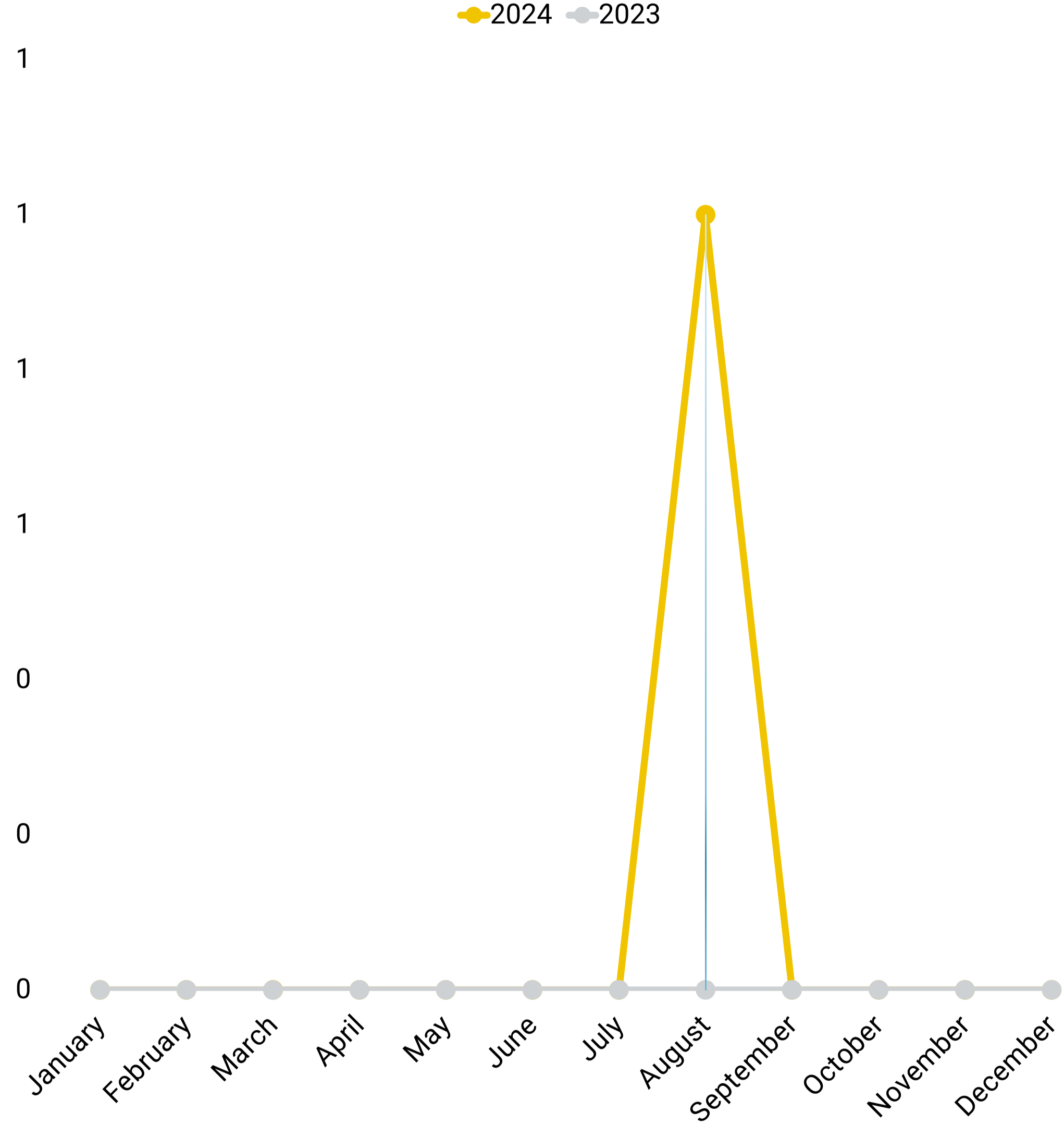


Adams: Condominiums Only

New Listings by Month

A comparison of new listings added each month this year vs. last year, for condominiums only.
 New Listings: Property added to inventory during the reporting period (included in active listing totals).

	2024	2023	% chg.
January	0	0	0.00%
February	0	0	0.00%
March	0	0	0.00%
April	0	0	0.00%
May	0	0	0.00%
June	0	0	0.00%
July	0	0	0.00%
August	1	0	0.00%
September	0	0	0.00%
October	0	0	0.00%
November	0	0	0.00%
December	0	0	0.00%
Total	1	0	
% chg.	N/A		

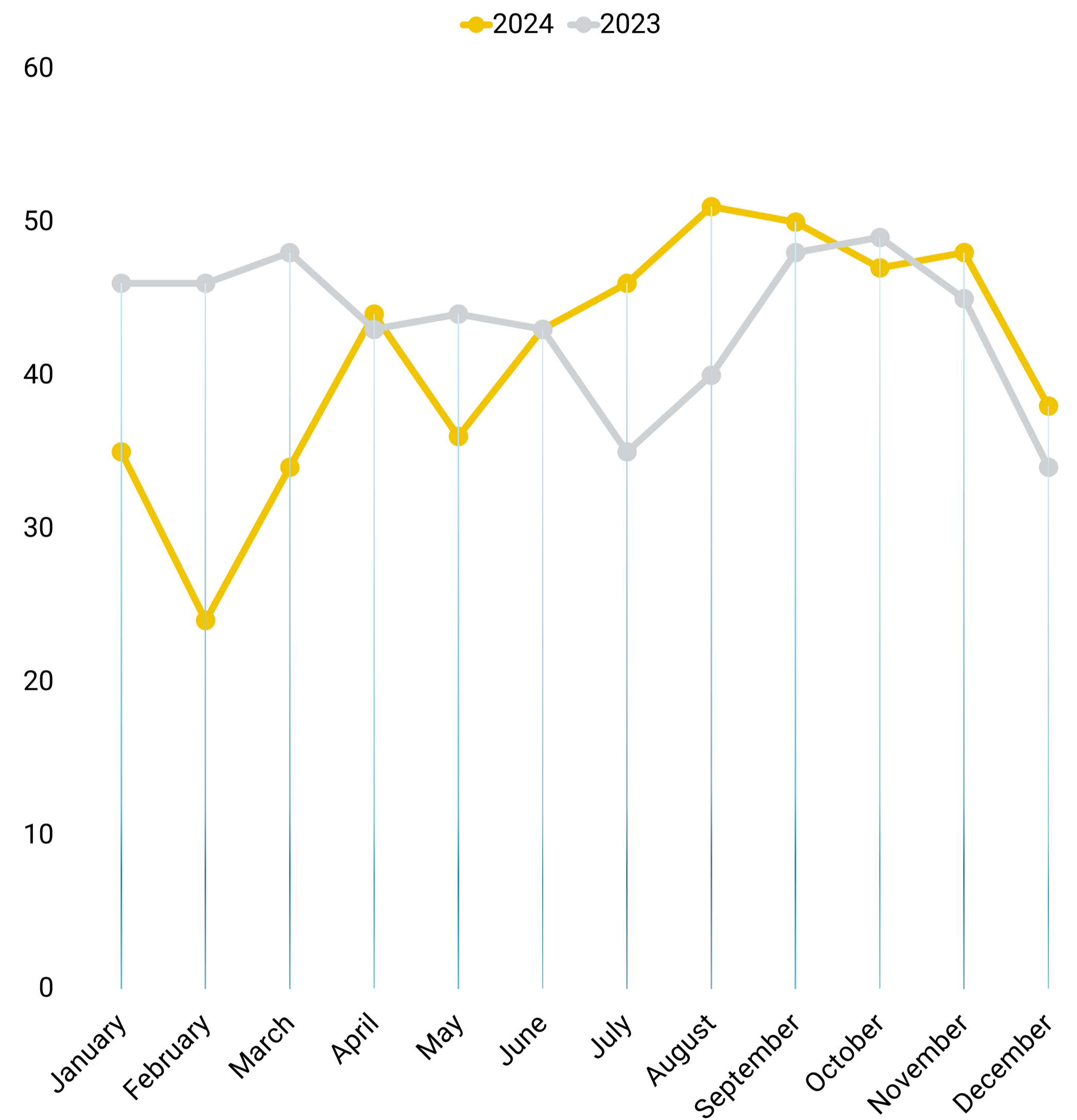


Adams: Residential Homes and Condominiums

Active Listings by Month

A comparison of active listings each month this year vs. last year, for residential homes & condominiums.
Active Listings: Inventory on market.

	2024	2023	% chg.
January	35	46	-23.91%
February	24	46	-47.83%
March	34	48	-29.17%
April	44	43	2.33%
May	36	44	-18.18%
June	43	43	0.00%
July	46	35	31.43%
August	51	40	27.50%
September	50	48	4.17%
October	47	49	-4.08%
November	48	45	6.67%
December	38	34	11.76%
Total	496	521	
% chg.	-4.80%		

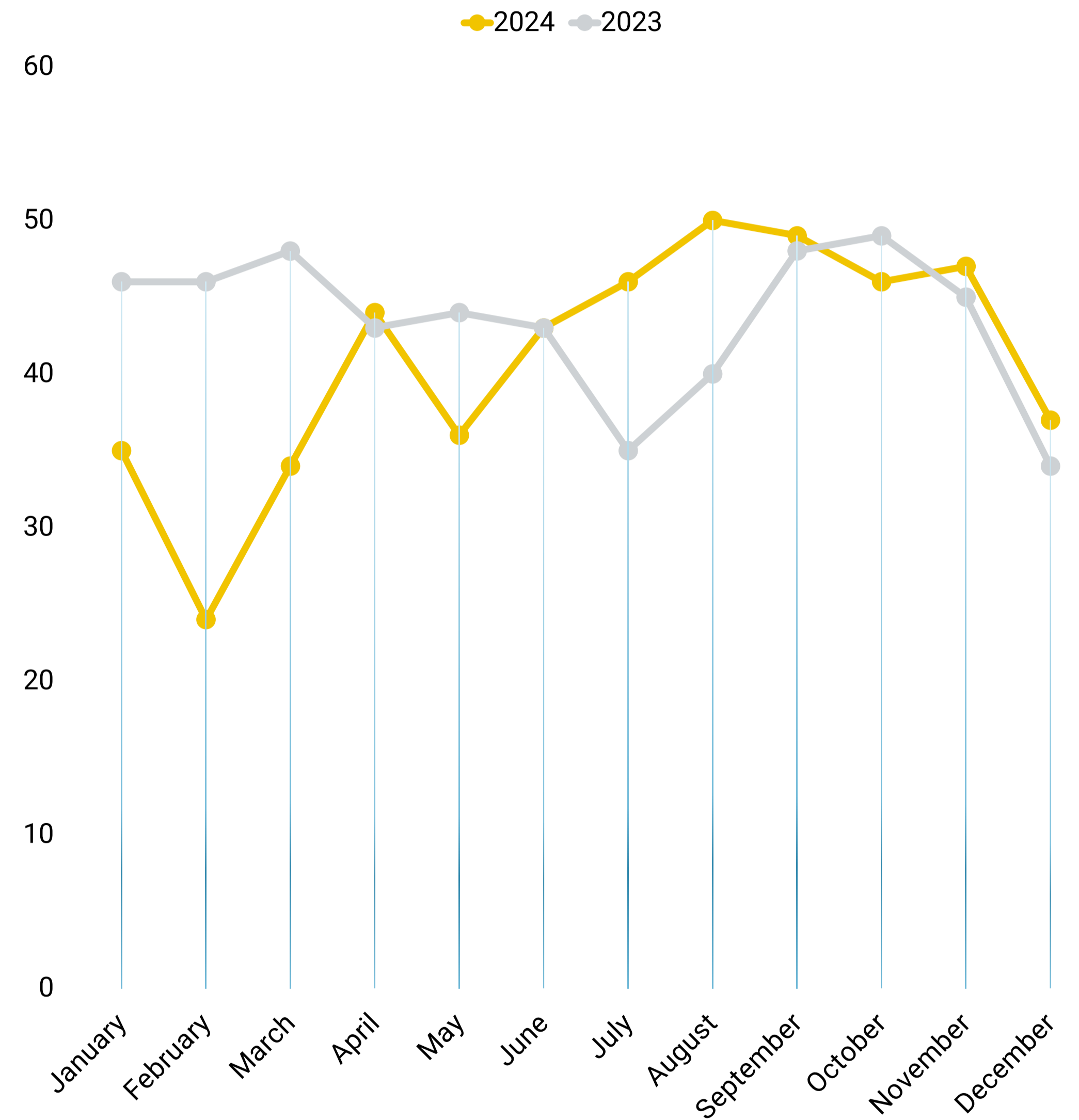


Adams: Residential Homes Only

Active Listings by Month

A comparison of active listings each month this year vs. last year, for residential homes only.
Active Listings: Inventory on market.

	2024	2023	% chg.
January	35	46	-23.91%
February	24	46	-47.83%
March	34	48	-29.17%
April	44	43	2.33%
May	36	44	-18.18%
June	43	43	0.00%
July	46	35	31.43%
August	50	40	25.00%
September	49	48	2.08%
October	46	49	-6.12%
November	47	45	4.44%
December	37	34	8.82%
Total	491	521	
% chg.	-5.76%		

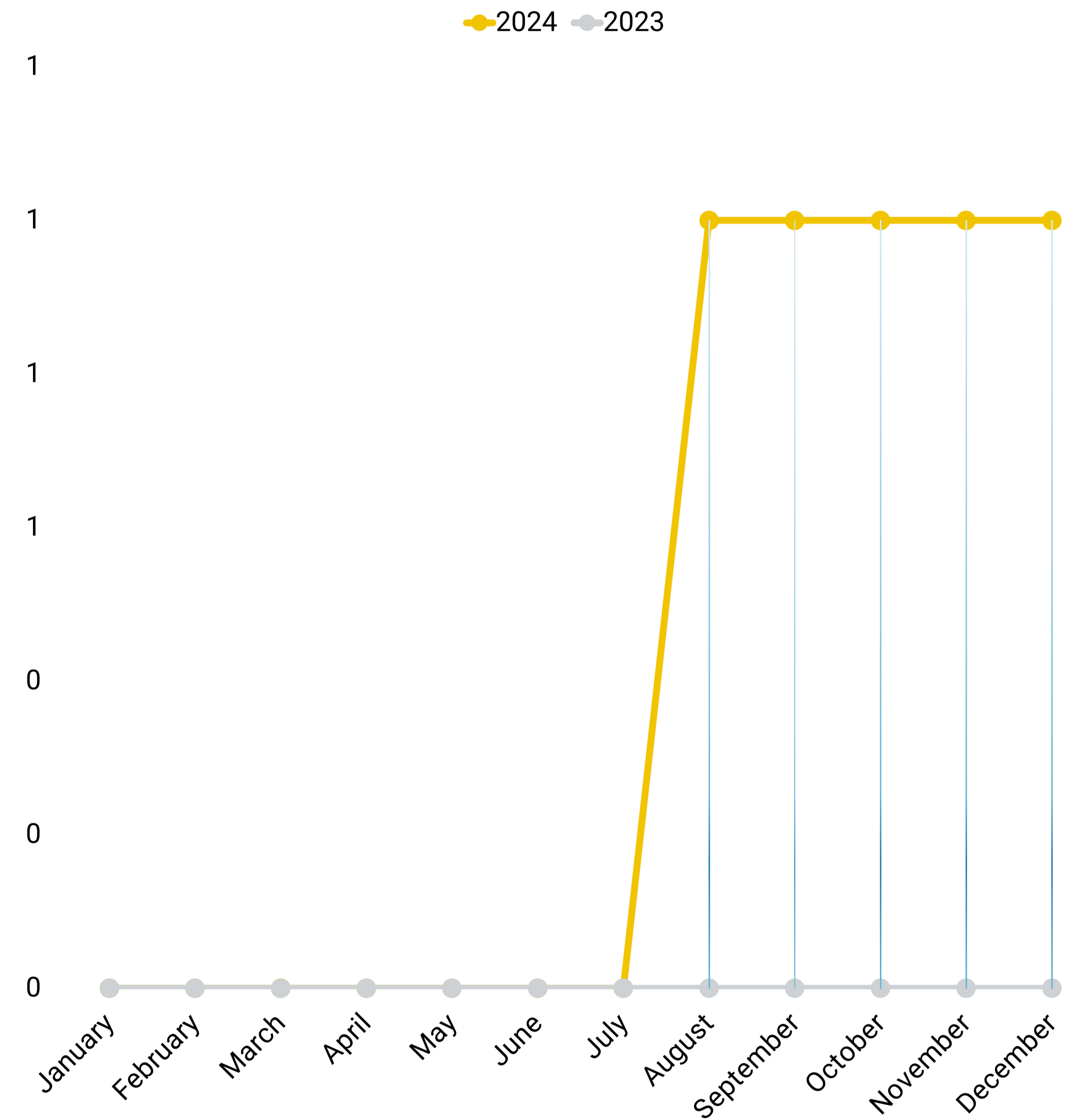


Adams: Condominiums Only

Active Listings by Month

A comparison of active listings each month this year vs. last year, for condominiums only.
Active Listings: Inventory on market.

	2024	2023	% chg.
January	0	0	0.00%
February	0	0	0.00%
March	0	0	0.00%
April	0	0	0.00%
May	0	0	0.00%
June	0	0	0.00%
July	0	0	0.00%
August	1	0	0.00%
September	1	0	0.00%
October	1	0	0.00%
November	1	0	0.00%
December	1	0	0.00%
Total	5	0	
% chg.	N/A		



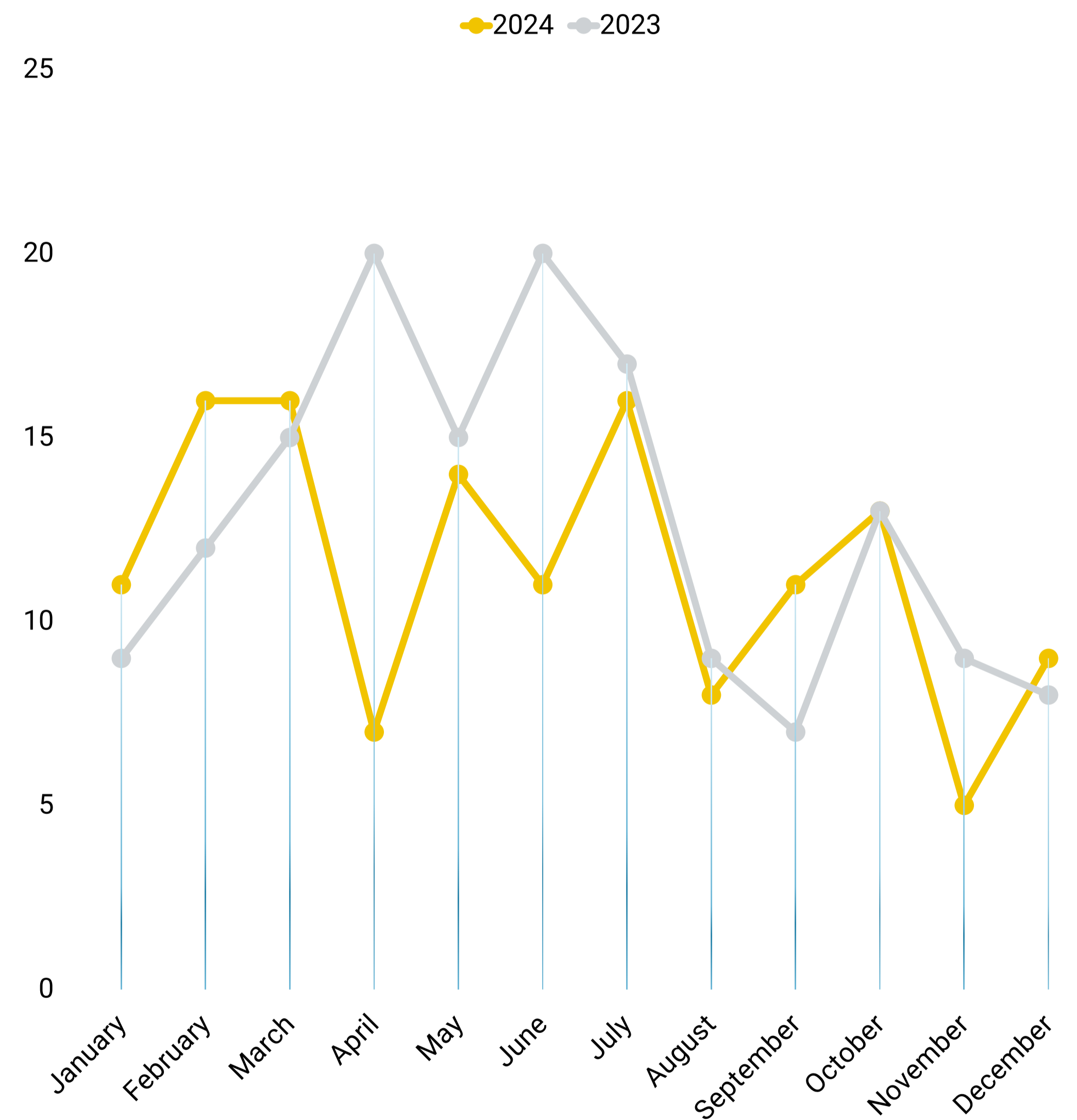
Adams: Residential Homes and Condominiums

Pending Sales by Month

A comparison of the number of pending sales this year vs. last year, for residential homes & condominiums.

Pending Sales: Purchase and sale agreement has been signed by buyer and seller, but the transaction has not closed (pending arrangements for financing, home inspection, sale of buyer's home, or other reasons). Figures include all transactions that became "pending" during the period unless the listing went back on the market during the same period.

	2024	2023	% chg.
January	11	9	22.22%
February	16	12	33.33%
March	16	15	6.67%
April	7	20	-65.00%
May	14	15	-6.67%
June	11	20	-45.00%
July	16	17	-5.88%
August	8	9	-11.11%
September	11	7	57.14%
October	13	13	0.00%
November	5	9	-44.44%
December	9	8	12.50%
Total	137	154	
% chg.			-11.04%



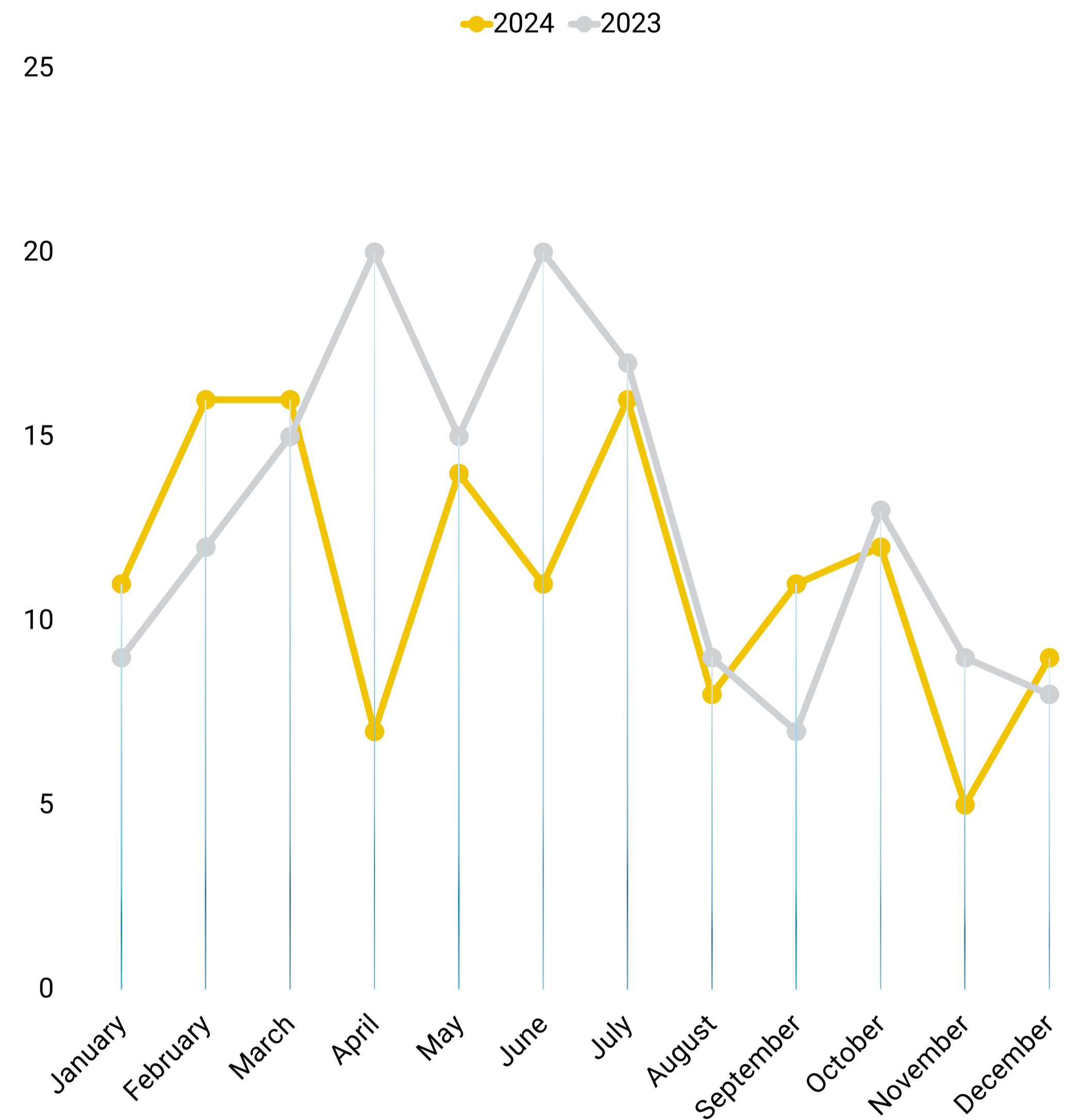
Adams: Residential Homes Only

Pending Sales by Month

A comparison of the number of pending sales this year vs. last year, for residential homes only.

Pending Sales: Purchase and sale agreement has been signed by buyer and seller, but the transaction has not closed (pending arrangements for financing, home inspection, sale of buyer's home, or other reasons). Figures include all transactions that became "pending" during the period unless the listing went back on the market during the same period.

	2024	2023	% chg.
January	11	9	22.22%
February	16	12	33.33%
March	16	15	6.67%
April	7	20	-65.00%
May	14	15	-6.67%
June	11	20	-45.00%
July	16	17	-5.88%
August	8	9	-11.11%
September	11	7	57.14%
October	12	13	-7.69%
November	5	9	-44.44%
December	9	8	12.50%
Total	136	154	
% chg.			-11.69%



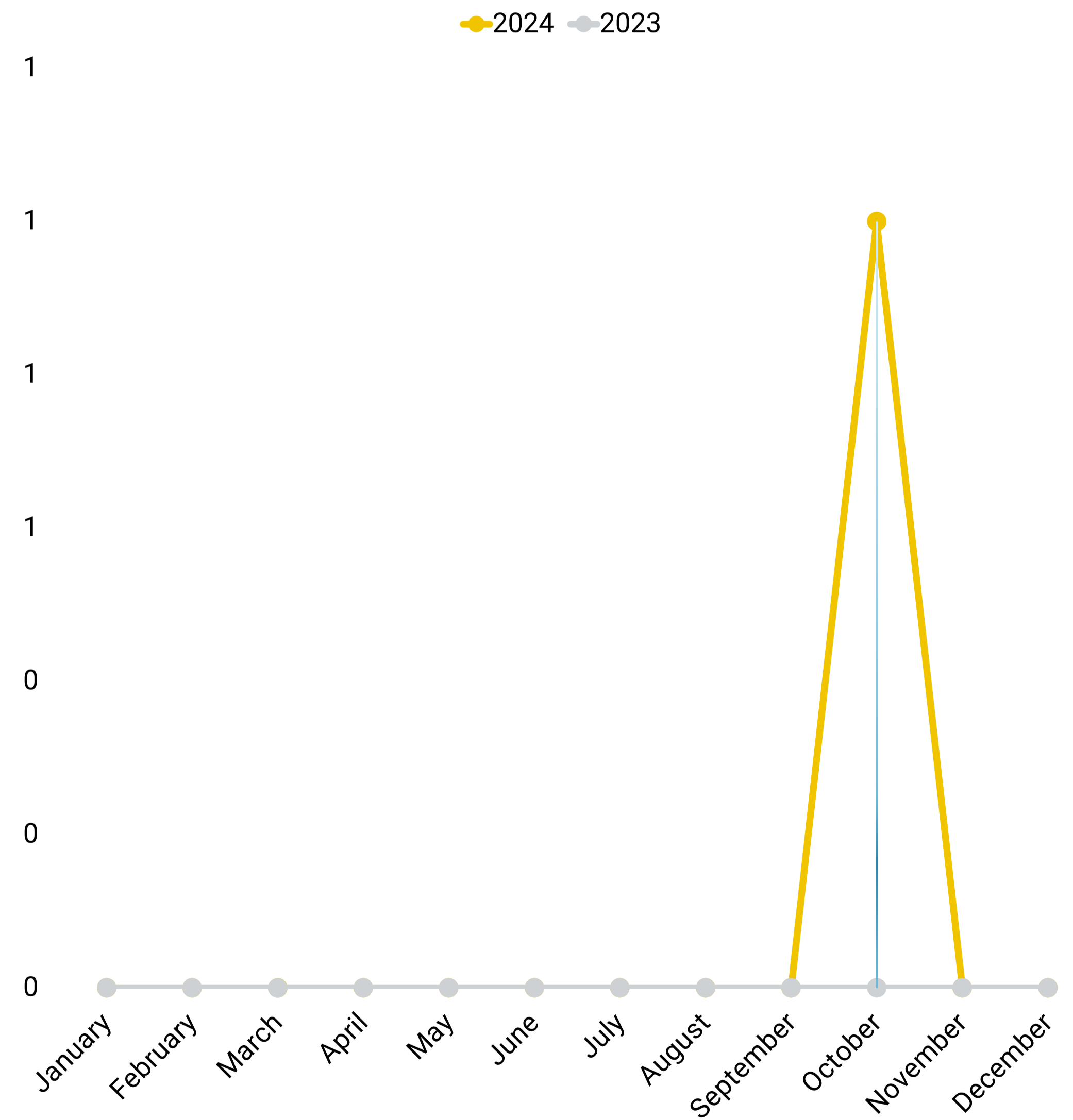
Adams: Condominiums Only

Pending Sales by Month

A comparison of the number of pending sales this year vs. last year, for condominiums only.

Pending Sales: Purchase and sale agreement has been signed by buyer and seller, but the transaction has not closed (pending arrangements for financing, home inspection, sale of buyer's home, or other reasons). Figures include all transactions that became "pending" during the period unless the listing went back on the market during the same period.

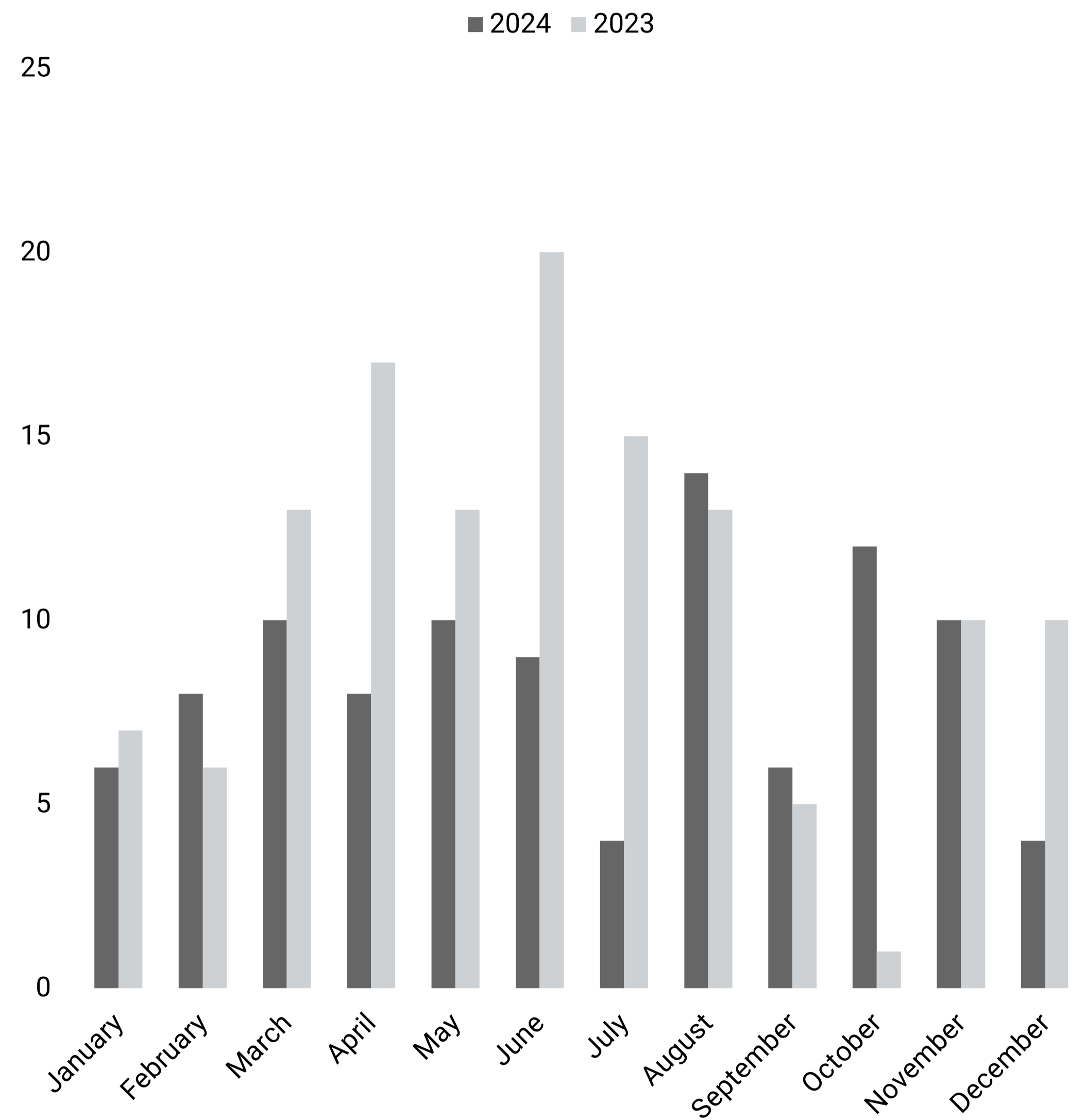
	2024	2023	% chg.
January	0	0	0.00%
February	0	0	0.00%
March	0	0	0.00%
April	0	0	0.00%
May	0	0	0.00%
June	0	0	0.00%
July	0	0	0.00%
August	0	0	0.00%
September	0	0	0.00%
October	1	0	0.00%
November	0	0	0.00%
December	0	0	0.00%
Total	1	0	
% chg.	N/A		



Adams: Residential Homes and Condominiums Closed Sales by Month

A comparison of closed sales units this year vs. last year, for residential homes & condominiums.

	2024	2023	% chg.
January	6	7	-14.29%
February	8	6	33.33%
March	10	13	-23.08%
April	8	17	-52.94%
May	10	13	-23.08%
June	9	20	-55.00%
July	4	15	-73.33%
August	14	13	7.69%
September	6	5	20.00%
October	12	1	1100.00%
November	10	10	0.00%
December	4	10	-60.00%
Total	101	130	
% chg.	<hr/>		-22.31%

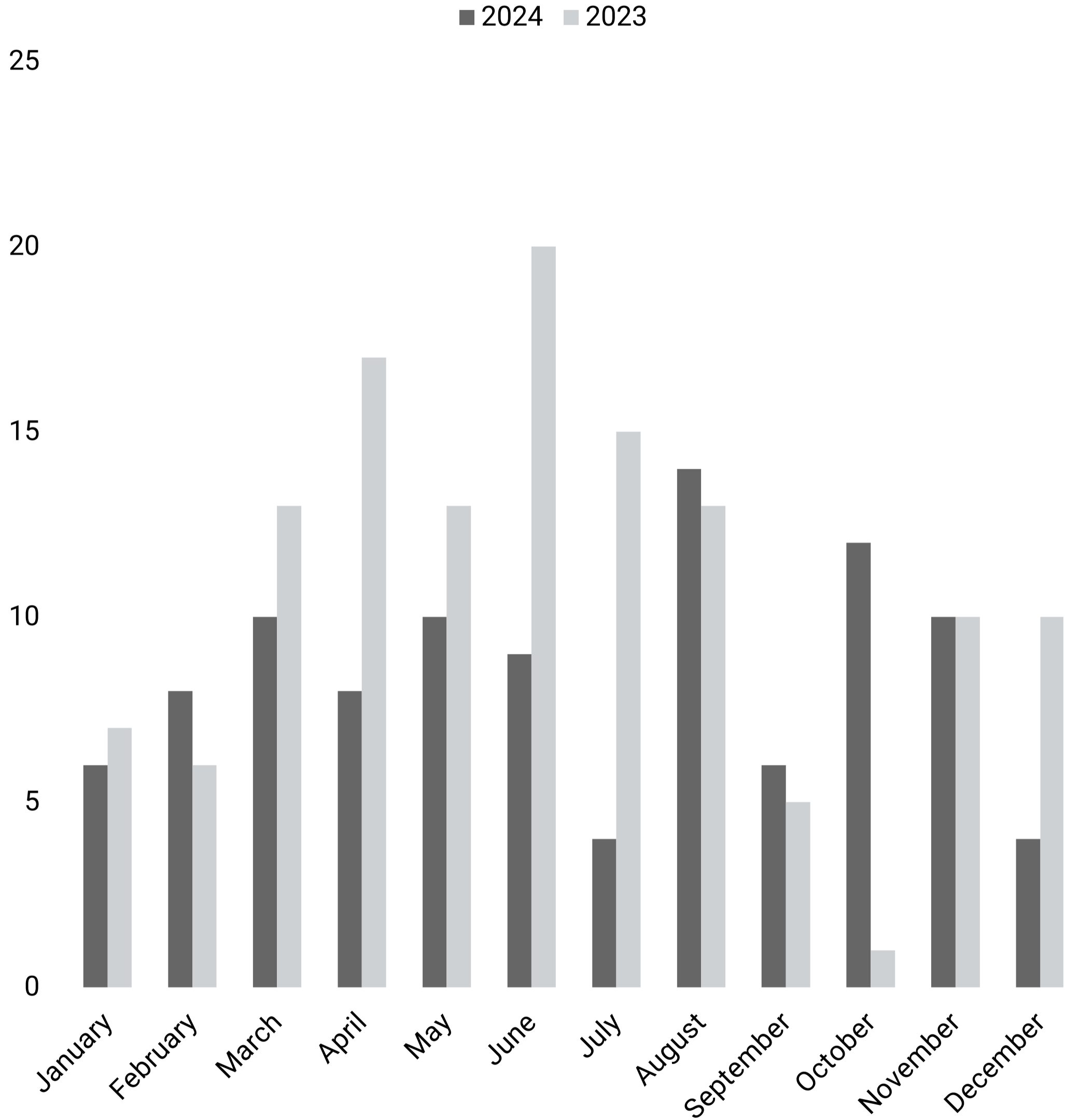


Adams: Residential Homes Only

Closed Sales by Month

A comparison of closed sales units this year vs. last year, for residential homes only.

	2024	2023	% chg.
January	6	7	-14.29%
February	8	6	33.33%
March	10	13	-23.08%
April	8	17	-52.94%
May	10	13	-23.08%
June	9	20	-55.00%
July	4	15	-73.33%
August	14	13	7.69%
September	6	5	20.00%
October	12	1	1100.00%
November	10	10	0.00%
December	4	10	-60.00%
Total	101	130	
% chg.			-22.31%

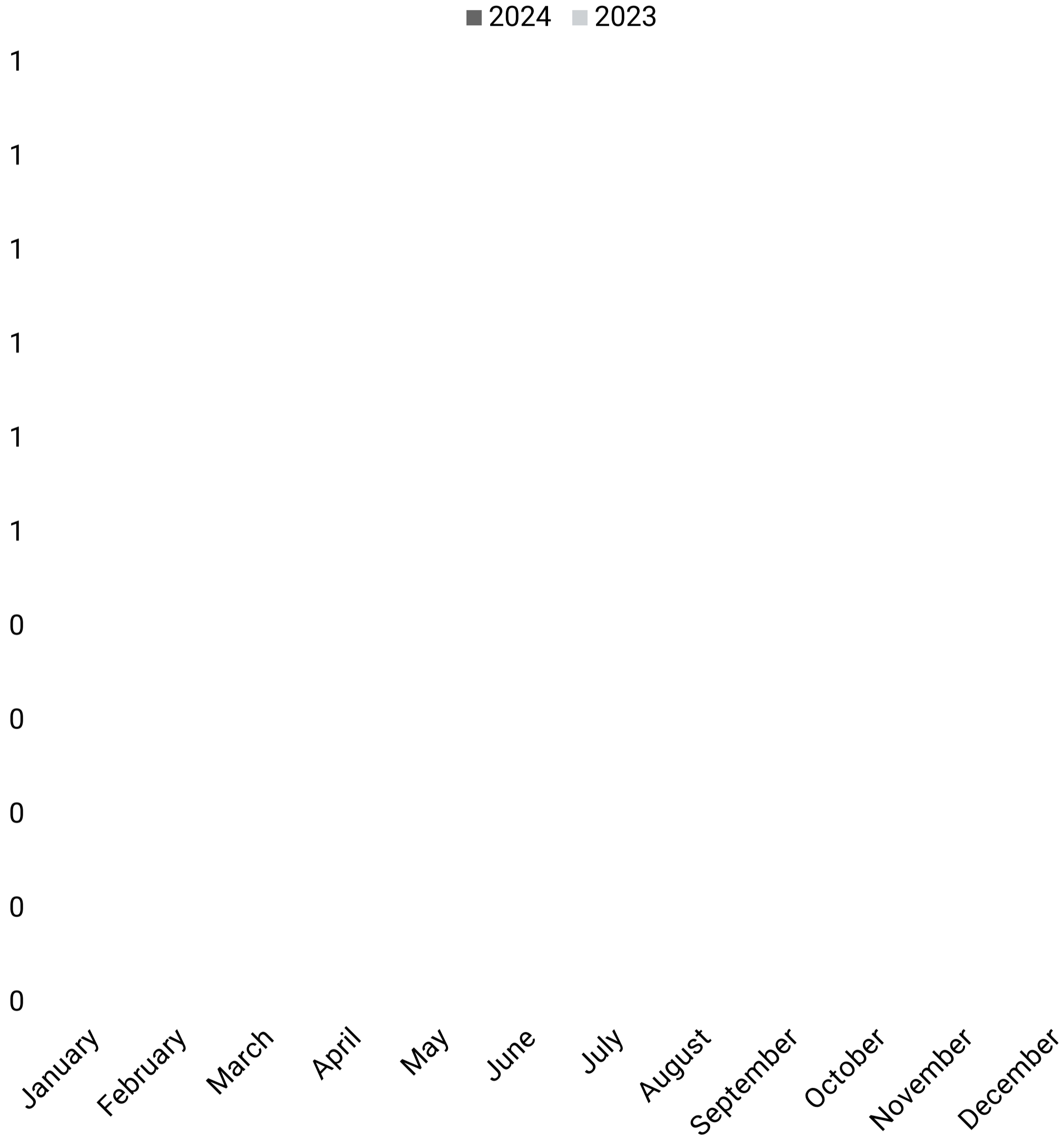


Adams: Condominiums Only

Closed Sales by Month

A comparison of closed sales units this year vs. last year, for condominiums only.

	2024	2023	% chg.
January	0	0	0.00%
February	0	0	0.00%
March	0	0	0.00%
April	0	0	0.00%
May	0	0	0.00%
June	0	0	0.00%
July	0	0	0.00%
August	0	0	0.00%
September	0	0	0.00%
October	0	0	0.00%
November	0	0	0.00%
December	0	0	0.00%
Total	0	0	
% chg.	N/A		

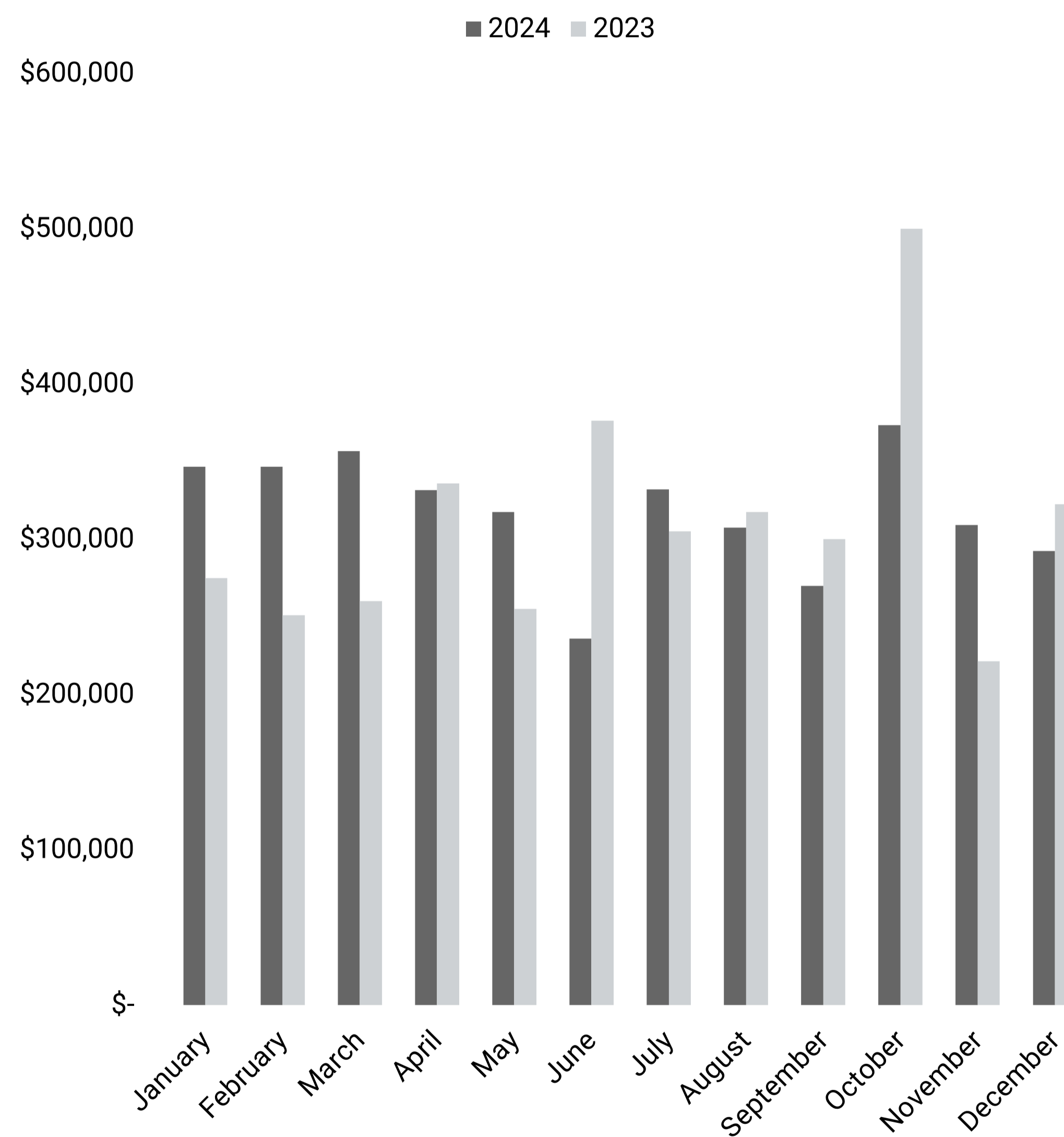


Adams: Residential Homes and Condominiums

Closed Sales Price by Month

A comparison of median sales prices this year vs. last year, for residential homes & condominiums. The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median. Example: If you wanted to find the median sales price for 5 listings with sales prices of \$100,000, \$200,000, \$250,000, \$300,000, and \$600,000 - the price in the middle of the list is \$250,000.

	2024		2023	% chg.
January	\$ 346,650	\$ 275,000		26.05%
February	\$ 346,650	\$ 251,000		38.11%
March	\$ 356,650	\$ 260,000		37.17%
April	\$ 331,500	\$ 336,000		-1.34%
May	\$ 317,500	\$ 255,000		24.51%
June	\$ 236,000	\$ 376,250		-37.28%
July	\$ 332,000	\$ 305,000		8.85%
August	\$ 307,475	\$ 317,400		-3.13%
September	\$ 270,000	\$ 300,000		-10.00%
October	\$ 373,412	\$ 500,000		-25.32%
November	\$ 309,150	\$ 221,500		39.57%
December	\$ 292,300	\$ 322,500		-9.36%
Total	\$ 323,000	\$ 315,500		
% chg.				2.38%

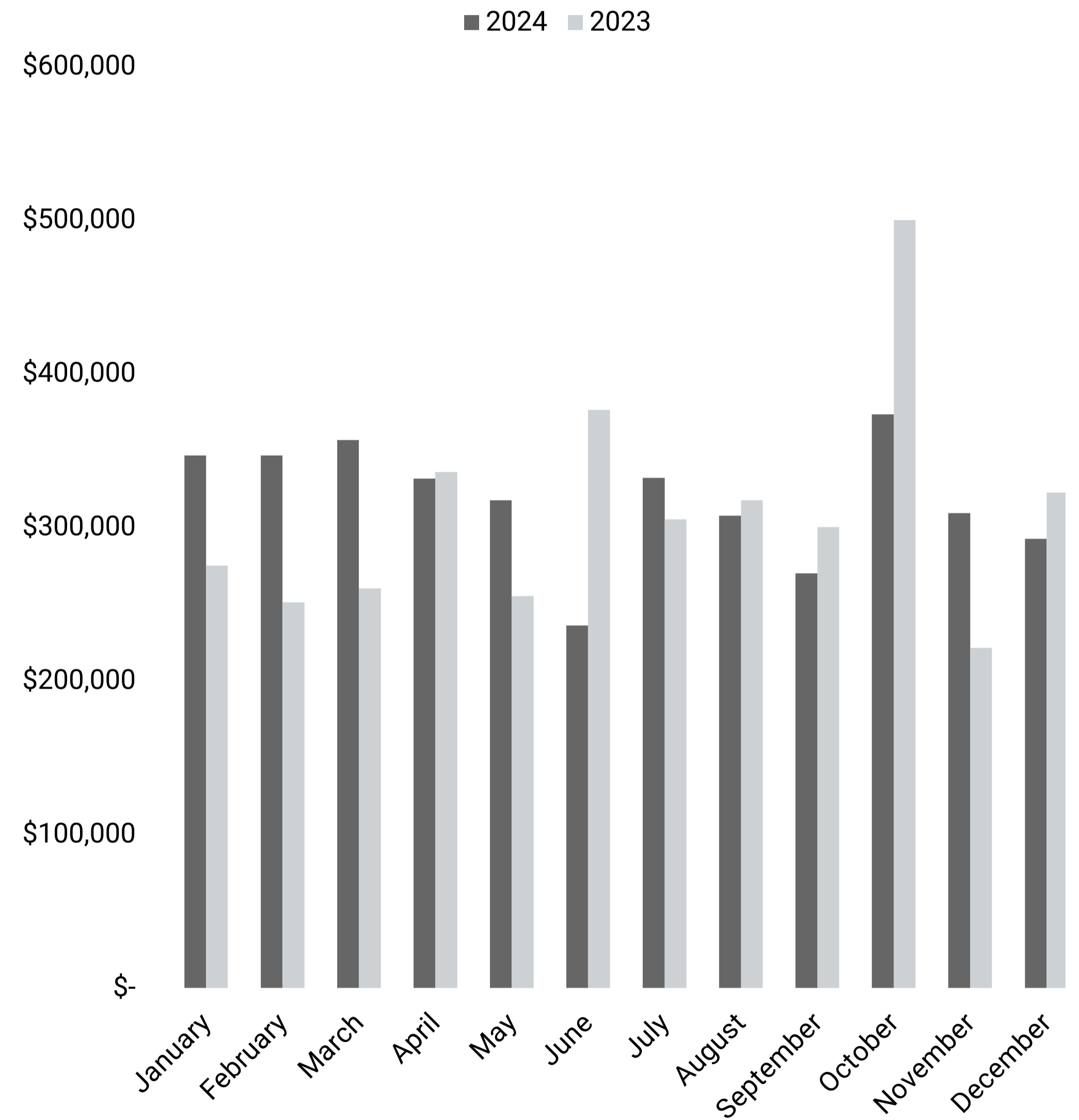


Adams: Residential Homes Only

Closed Sales Price by Month

A comparison of median sales prices this year vs. last year, for residential homes only. The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median. Example: If you wanted to find the median sales price for 5 listings with sales prices of \$100,000, \$200,000, \$250,000, \$300,000, and \$600,000 - the price in the middle of the list is \$250,000.

	2024		2023	% chg.
January	\$ 346,650	\$ 275,000		26.05%
February	\$ 346,650	\$ 251,000		38.11%
March	\$ 356,650	\$ 260,000		37.17%
April	\$ 331,500	\$ 336,000		-1.34%
May	\$ 317,500	\$ 255,000		24.51%
June	\$ 236,000	\$ 376,250		-37.28%
July	\$ 332,000	\$ 305,000		8.85%
August	\$ 307,475	\$ 317,400		-3.13%
September	\$ 270,000	\$ 300,000		-10.00%
October	\$ 373,412	\$ 500,000		-25.32%
November	\$ 309,150	\$ 221,500		39.57%
December	\$ 292,300	\$ 322,500		-9.36%
Total	\$ 323,000	\$ 315,500		
% chg.	2.38%			

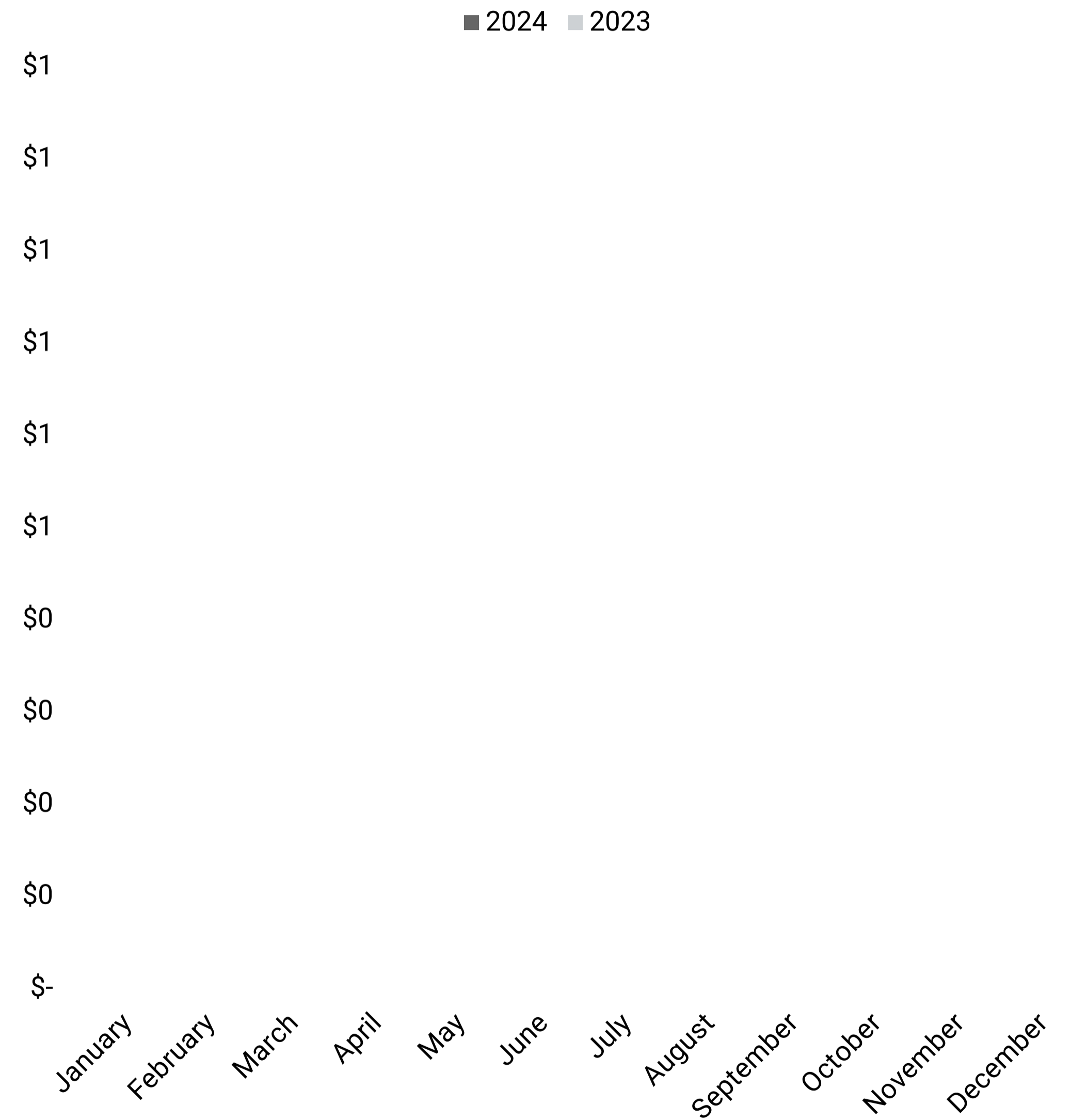


Adams: Condominiums Only

Closed Sales Price by Month

A comparison of median sales prices this year vs. last year, for condominiums only. The median is the “middle” price, meaning that there are an equal number of sold units at a higher and lower value, the middle value being the median. Example: If you wanted to find the median sales price for 5 listings with sales prices of \$100,000, \$200,000, \$250,000, \$300,000, and \$600,000 - the price in the middle of the list is \$250,000.

	2024		2023	% chg.
January	\$ -	\$ -	\$ -	0.00%
February	\$ -	\$ -	\$ -	0.00%
March	\$ -	\$ -	\$ -	0.00%
April	\$ -	\$ -	\$ -	0.00%
May	\$ -	\$ -	\$ -	0.00%
June	\$ -	\$ -	\$ -	0.00%
July	\$ -	\$ -	\$ -	0.00%
August	\$ -	\$ -	\$ -	0.00%
September	\$ -	\$ -	\$ -	0.00%
October	\$ -	\$ -	\$ -	0.00%
November	\$ -	\$ -	\$ -	0.00%
December	\$ -	\$ -	\$ -	0.00%
Total	\$ -	\$ -	\$ -	
% chg.	N/A			



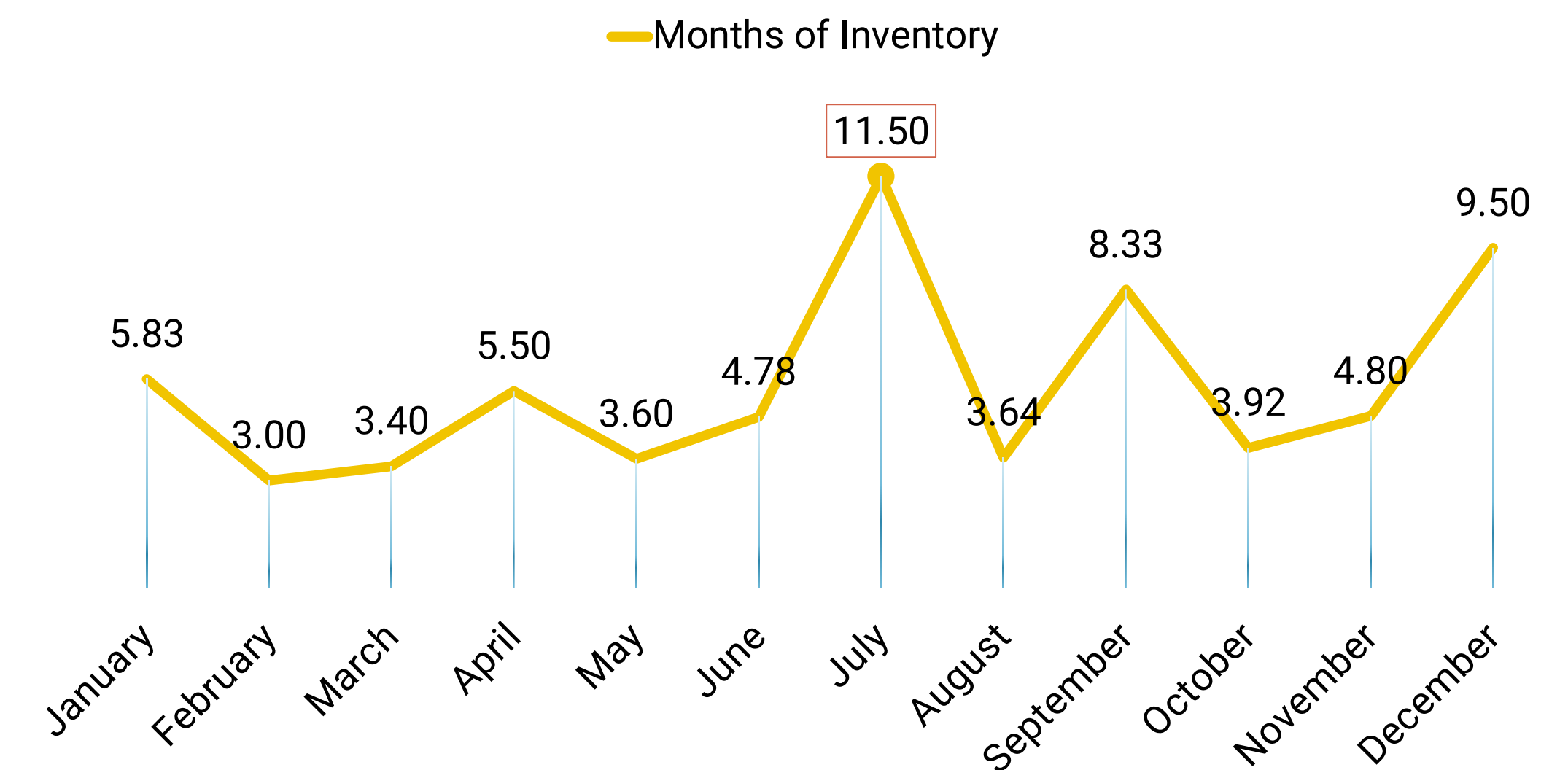
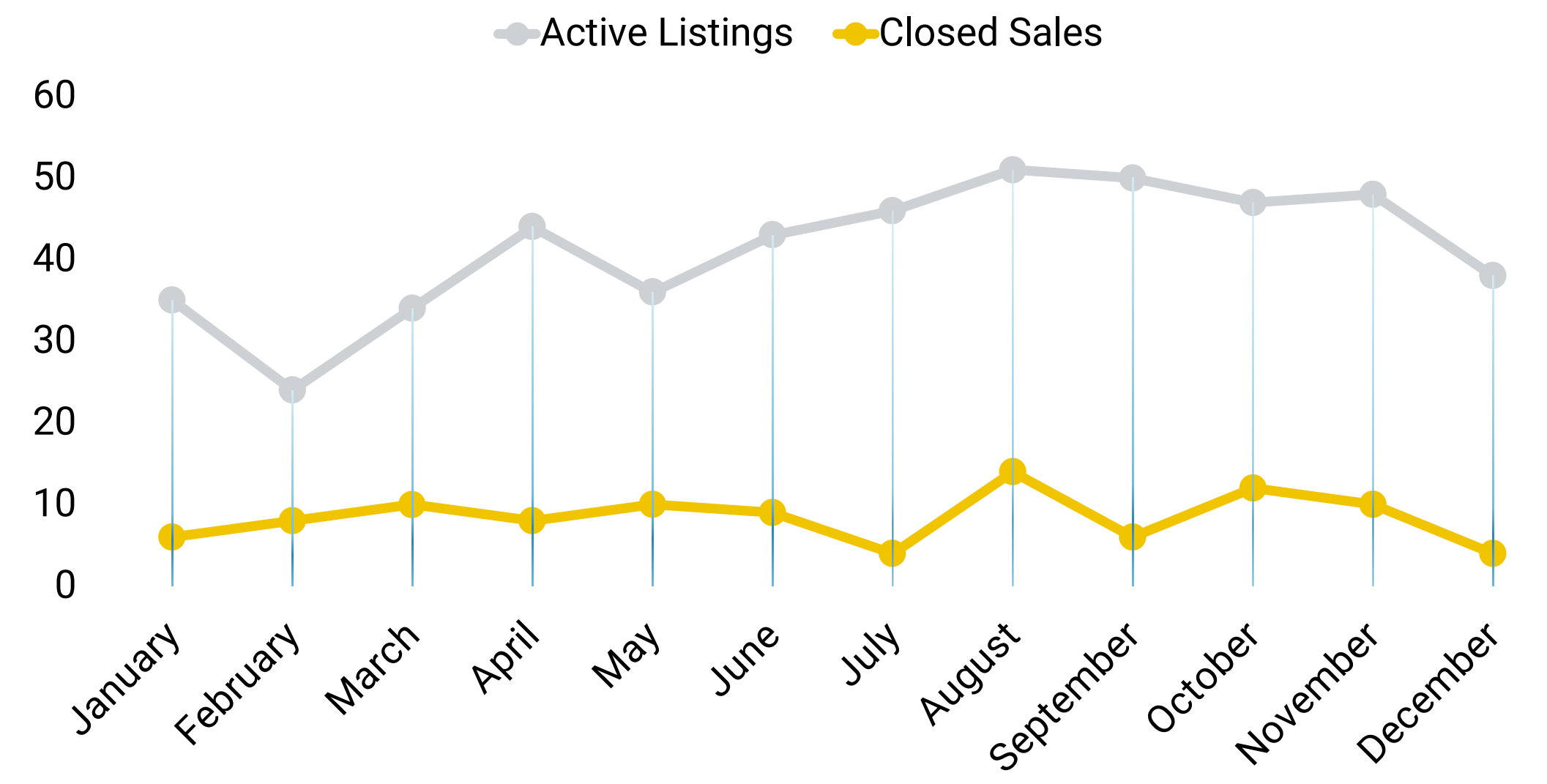
Adams: Residential Homes and Condominiums

Months of Inventory by Month

A comparison of the ratio of active listings to closed sales, for residential homes & condominiums.

Months of Inventory: The ratio of active listings to closed sales (derived by dividing the total number of active listings on the market by the total number of closed sales).

	Active Listings	Closed Sales	Months of Inventory
January	35	6	5.83
February	24	8	3.00
March	34	10	3.40
April	44	8	5.50
May	36	10	3.60
June	43	9	4.78
July	46	4	11.50
August	51	14	3.64
September	50	6	8.33
October	47	12	3.92
November	48	10	4.80
December	38	4	9.50



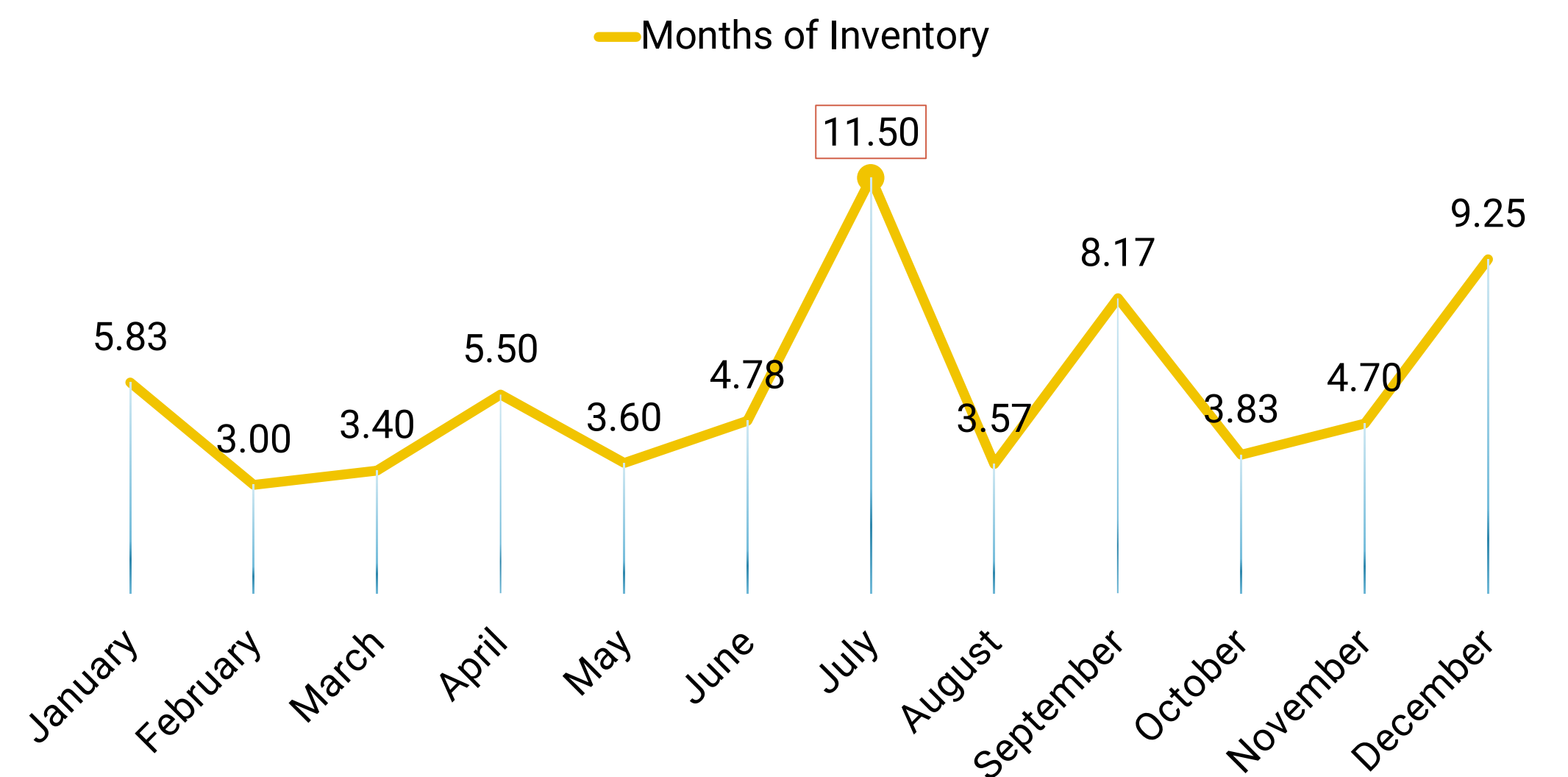
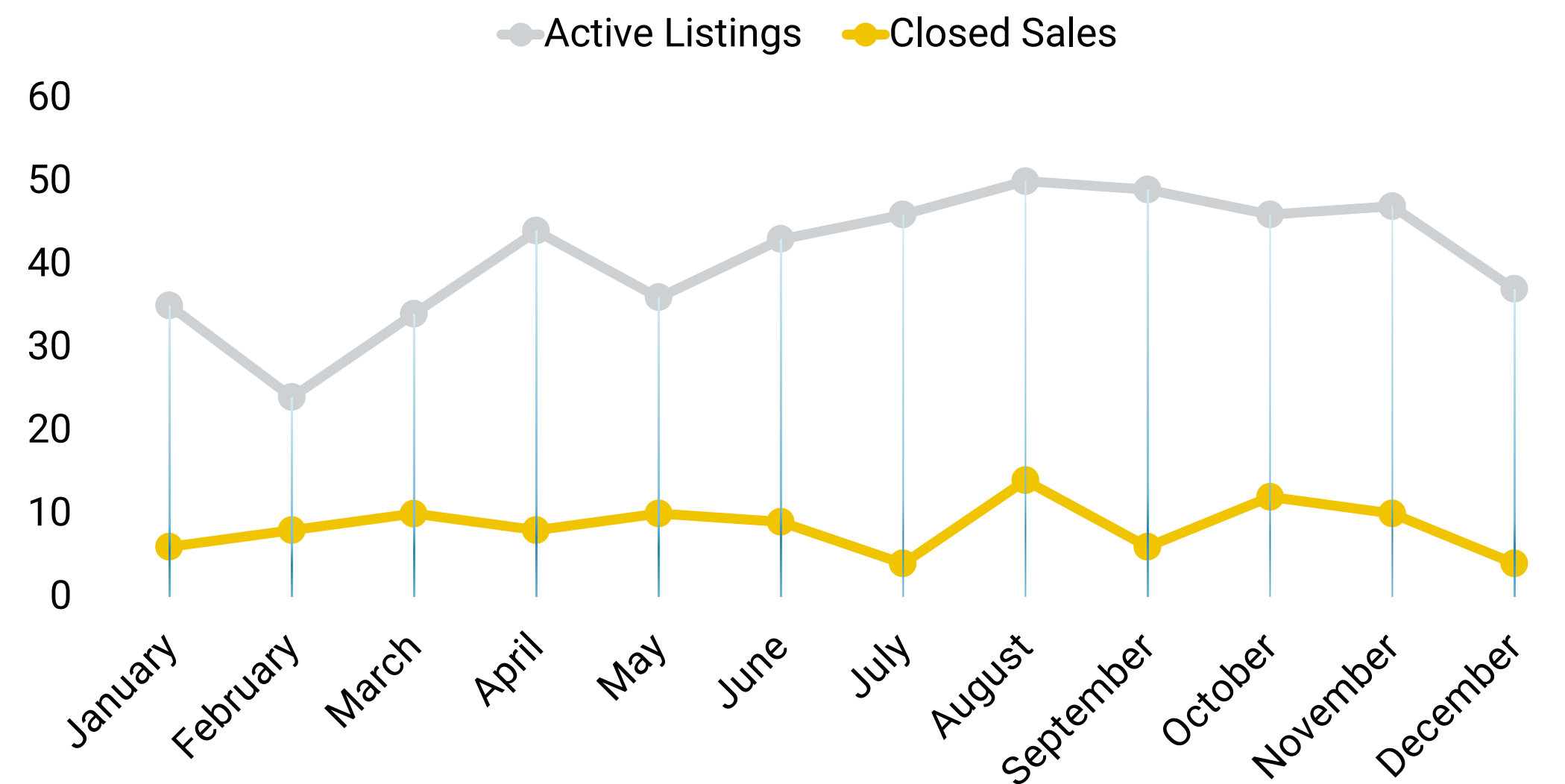
Adams: Residential Homes Only

Months of Inventory by Month

A comparison of the ratio of active listings to closed sales, for residential homes only.

Months of Inventory: The ratio of active listings to closed sales (derived by dividing the total number of active listings on the market by the total number of closed sales).

	Active Listings	Closed Sales	Months of Inventory
January	35	6	5.83
February	24	8	3.00
March	34	10	3.40
April	44	8	5.50
May	36	10	3.60
June	43	9	4.78
July	46	4	11.50
August	50	14	3.57
September	49	6	8.17
October	46	12	3.83
November	47	10	4.70
December	37	4	9.25



Adams: Condominiums Only

Months of Inventory by Month

A comparison of the ratio of active listings to closed sales, for condominiums only.

Months of Inventory: The ratio of active listings to closed sales (derived by dividing the total number of active listings on the market by the total number of closed sales).

	Active Listings	Closed Sales	Months of Inventory
January	0	0	0.00
February	0	0	0.00
March	0	0	0.00
April	0	0	0.00
May	0	0	0.00
June	0	0	0.00
July	0	0	0.00
August	1	0	0.00
September	1	0	0.00
October	1	0	0.00
November	1	0	0.00
December	1	0	0.00

