

# Springfield

## May 2026 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	57C Troy Drive	OneFloor	1	1.0	27	\$315,000	\$299,000	\$295,000	98.66%	\$233,100	1.27
2	4A Troy Drive	OneFloor	1	1.0	12	\$300,000	\$300,000	\$300,000	100.00%	\$233,100	1.29
3	90C Troy Drive	OneFloor	1	1.0	12	\$299,000	\$299,000	\$311,000	104.01%	\$233,100	1.33
4	10A Troy Drive B25	OneFloor	2	1.0	24	\$349,900	\$349,900	\$369,000	105.46%	\$253,200	1.46
5	97B Troy Drive B12	OneFloor	2	1.0	9	\$375,000	\$375,000	\$402,000	107.20%	\$261,800	1.54
6	16 Tooker Avenue	CapeCod	4	2.0	16	\$495,000	\$495,000	\$545,000	110.10%	\$412,200	1.32
7	23 Diven Street	CapeCod	3	2.0	14	\$649,999	\$649,999	\$655,000	100.77%	\$529,600	1.24
8	38 Warner Avenue	Colonial	3	2.0	14	\$645,000	\$645,000	\$680,000	105.43%	\$482,800	1.41
9	56 Diven Street	Colonial	4	2.0	15	\$649,900	\$699,000	\$682,000	97.57%	\$495,000	1.38
10	182 Meisel Avenue	Colonial	4	3.2	22	\$899,000	\$899,000	\$810,000	90.10%	\$615,300	1.32
11	10 Tree Top Drive	CapeCod	4	2.1	12	\$799,000	\$799,000	\$850,000	106.38%	\$758,400	1.12
12	66 Springbrook Road	Colonial	3	2.1	14	\$800,000	\$800,000	\$880,000	110.00%	\$664,600	1.32
13	8 Clearview Road	Colonial	4	3.1	11	\$1,199,900	\$1,199,900	\$1,195,999	99.67%	\$757,400	1.58
14	30 High Point Drive	Custom	5	3.1	9	\$1,395,000	\$1,395,000	\$1,425,000	102.15%	\$865,600	1.65
AVERAGE					15	\$655,121	\$657,486	\$671,429	102.68%		1.37

### "Active" Listings in Springfield

Number of Units: 17  
 Average List Price: \$861,394  
 Average Days on Market: 39

### "Under Contract" Listings in Springfield

Number of Units: 25  
 Average List Price: \$727,352  
 Average Days on Market: 23



# Springfield 2025 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	50	19	68	68	15								41
List Price	\$608,128	\$761,829	\$508,411	\$634,000	\$657,486								\$632,005
Sales Price	\$606,129	\$811,429	\$511,889	\$627,571	\$671,429								\$643,702
SP:LP%	100.32%	107.01%	100.77%	98.97%	102.68%								102.01%
SP to AV	1.36	1.40	1.39	1.30	1.37								1.37
# Units Sold	7	7	9	7	14								44
3 Mo Rate of Ab	1.10	1.04	1.83	3.00	1.94								1.78
Active Listings	10	9	14	21	17								14
Under Contracts	14	13	12	20	25								17

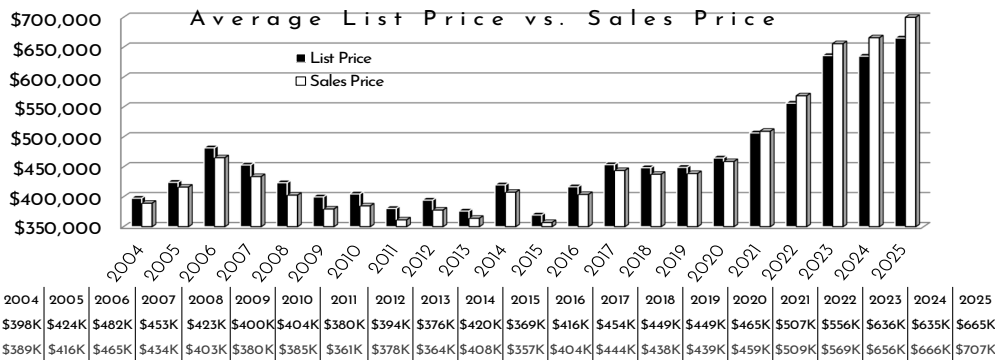
## Flashback! YTD 2025 vs YTD 2024

YTD	2025	2024	% Change
DOM	20	41	102.84%
Sales Price	\$682,760	\$643,702	-5.72%
LP:SP	106.09%	102.01%	-3.85%
SP:AV	1.34	1.37	1.94%



YTD	2025	2024	% Change
# Units Sold	39	44	12.82%
Rate of Ab 3 Mo	2.08	1.78	-14.33%
Actives	12	14	18.33%
Under Contracts	21	17	-20.00%

### Springfield Yearly Market Trends



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