

Local Market Update – October 2020

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Provincetown

Single-Family Properties

Key Metrics	October			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	7	4	- 42.9%	31	50	+ 61.3%
Closed Sales	2	10	+ 400.0%	26	48	+ 84.6%
Median Sales Price*	\$1,190,000	\$1,460,000	+ 22.7%	\$891,250	\$1,330,000	+ 49.2%
Inventory of Homes for Sale	33	18	- 45.5%	--	--	--
Months Supply of Inventory	10.1	3.9	- 61.4%	--	--	--
Cumulative Days on Market Until Sale	271	272	+ 0.4%	196	191	- 2.6%
Percent of Original List Price Received*	94.2%	92.4%	- 1.9%	88.0%	89.8%	+ 2.0%
New Listings	0	5	--	50	61	+ 22.0%

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

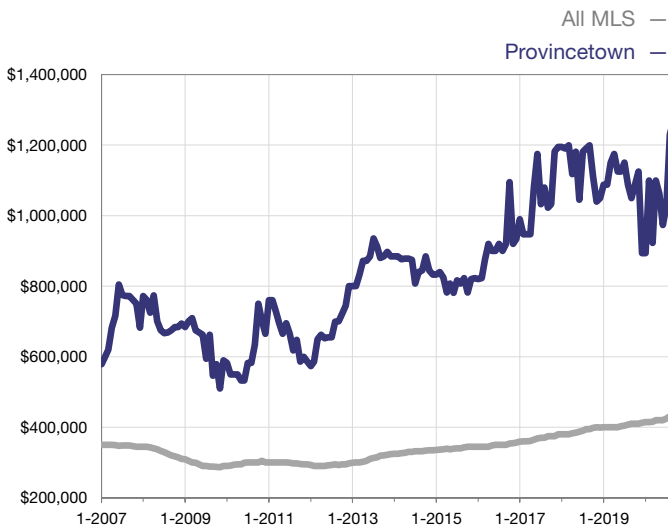
Condominium Properties

Key Metrics	October			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	14	45	+ 221.4%	137	203	+ 48.2%
Closed Sales	14	46	+ 228.6%	130	164	+ 26.2%
Median Sales Price*	\$661,000	\$617,500	- 6.6%	\$512,500	\$604,500	+ 18.0%
Inventory of Homes for Sale	143	81	- 43.4%	--	--	--
Months Supply of Inventory	10.6	4.9	- 53.8%	--	--	--
Cumulative Days on Market Until Sale	135	187	+ 38.5%	124	162	+ 30.6%
Percent of Original List Price Received*	91.8%	96.6%	+ 5.2%	93.4%	94.8%	+ 1.5%
New Listings	26	38	+ 46.2%	249	254	+ 2.0%

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

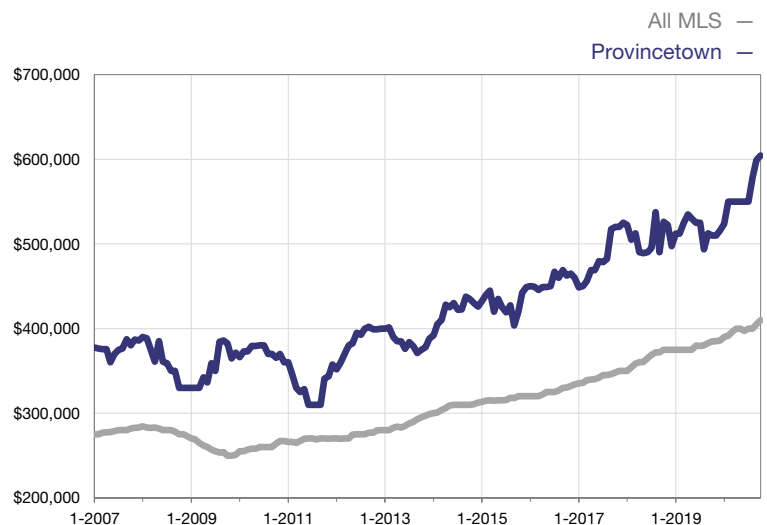
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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