

Local Market Update – June 2016

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Eastham

Single-Family Properties

Key Metrics	June			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	19	28	+ 47.4%	73	82	+ 12.3%
Closed Sales	22	16	- 27.3%	70	60	- 14.3%
Median Sales Price*	\$410,500	\$369,500	- 10.0%	\$398,250	\$381,000	- 4.3%
Inventory of Homes for Sale	126	83	- 34.1%	--	--	--
Months Supply of Inventory	10.8	6.4	- 40.7%	--	--	--
Cumulative Days on Market Until Sale	158	149	- 5.7%	196	199	+ 1.5%
Percent of Original List Price Received*	91.2%	94.4%	+ 3.5%	93.1%	92.4%	- 0.8%
New Listings	18	17	- 5.6%	135	124	- 8.1%

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

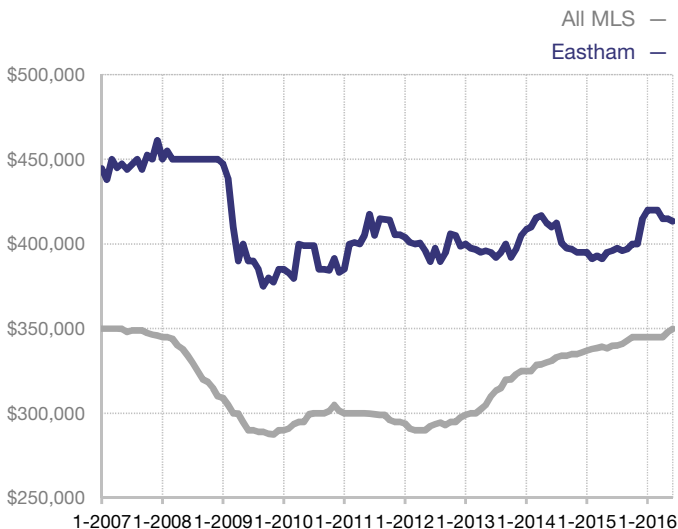
Condominium Properties

Key Metrics	June			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	2	3	+ 50.0%	5	10	+ 100.0%
Closed Sales	1	1	0.0%	6	8	+ 33.3%
Median Sales Price*	\$240,000	\$273,900	+ 14.1%	\$203,500	\$261,450	+ 28.5%
Inventory of Homes for Sale	22	10	- 54.5%	--	--	--
Months Supply of Inventory	11.0	4.0	- 63.6%	--	--	--
Cumulative Days on Market Until Sale	250	85	- 66.0%	232	249	+ 7.3%
Percent of Original List Price Received*	96.4%	98.2%	+ 1.9%	91.0%	92.9%	+ 2.1%
New Listings	5	3	- 40.0%	17	12	- 29.4%

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

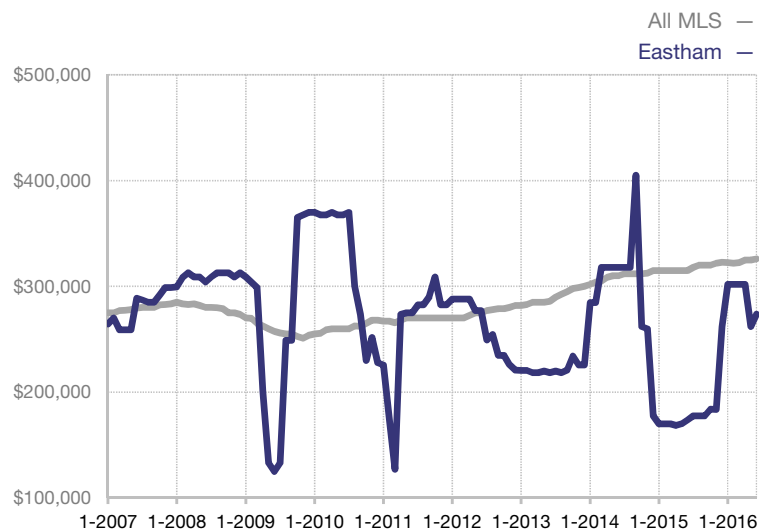
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



MASSACHUSETTS ASSOCIATION OF REALTORS®

