

Local Market Update – September 2016

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Eastham

Single-Family Properties

Key Metrics	September			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	17	25	+ 47.1%	122	131	+ 7.4%
Closed Sales	16	21	+ 31.3%	109	108	- 0.9%
Median Sales Price*	\$397,500	\$410,000	+ 3.1%	\$397,500	\$406,250	+ 2.2%
Inventory of Homes for Sale	125	88	- 29.6%	--	--	--
Months Supply of Inventory	10.1	6.4	- 36.6%	--	--	--
Cumulative Days on Market Until Sale	138	146	+ 5.8%	181	177	- 2.2%
Percent of Original List Price Received*	92.4%	92.6%	+ 0.2%	92.9%	92.7%	- 0.2%
New Listings	33	28	- 15.2%	204	190	- 6.9%

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

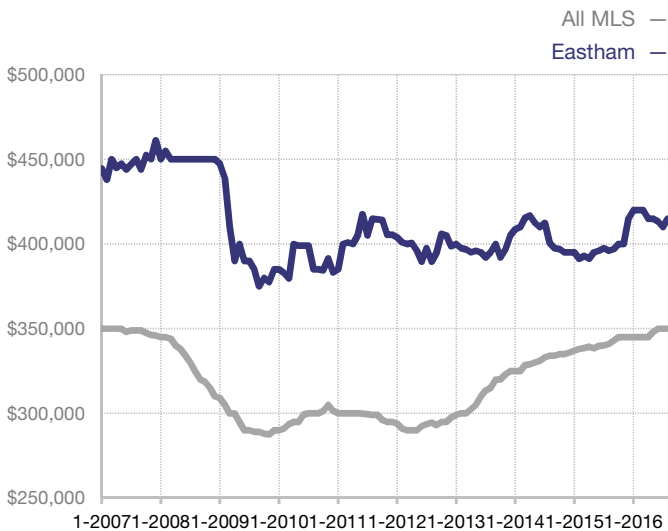
Condominium Properties

Key Metrics	September			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	1	0	- 100.0%	8	12	+ 50.0%
Closed Sales	0	2	--	9	13	+ 44.4%
Median Sales Price*	\$0	\$240,000	--	\$190,000	\$240,000	+ 26.3%
Inventory of Homes for Sale	23	8	- 65.2%	--	--	--
Months Supply of Inventory	10.8	3.8	- 64.8%	--	--	--
Cumulative Days on Market Until Sale	0	77	--	219	182	- 16.9%
Percent of Original List Price Received*	0.0%	96.0%	--	91.9%	93.1%	+ 1.3%
New Listings	4	3	- 25.0%	25	19	- 24.0%

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

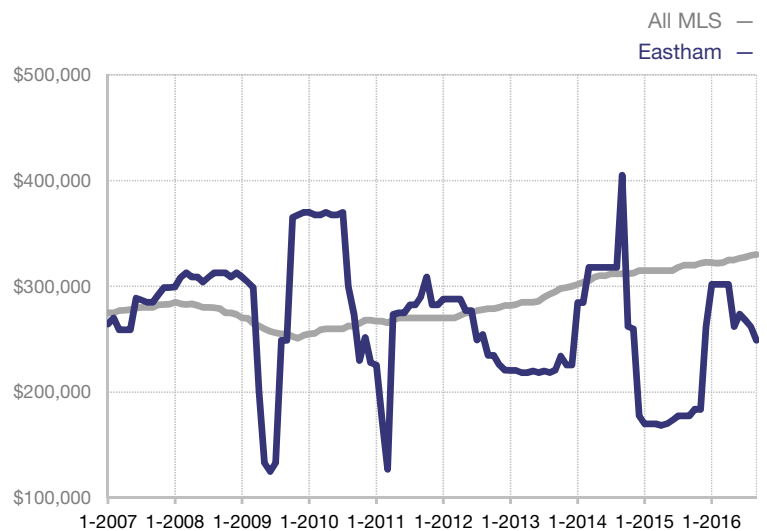
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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