

# Local Market Update – November 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Truro

### Single-Family Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	3	4	+ 33.3%	58	33	- 43.1%
Closed Sales	5	5	0.0%	63	26	- 58.7%
Median Sales Price*	\$769,000	<b>\$1,465,000</b>	+ 90.5%	\$1,049,500	<b>\$1,387,500</b>	+ 32.2%
Inventory of Homes for Sale	4	15	+ 275.0%	--	--	--
Months Supply of Inventory	0.8	4.9	+ 512.5%	--	--	--
Cumulative Days on Market Until Sale	45	7	- 84.4%	98	30	- 69.4%
Percent of Original List Price Received*	93.8%	<b>101.3%</b>	+ 8.0%	98.7%	<b>100.3%</b>	+ 1.6%
New Listings	1	7	+ 600.0%	54	51	- 5.6%

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

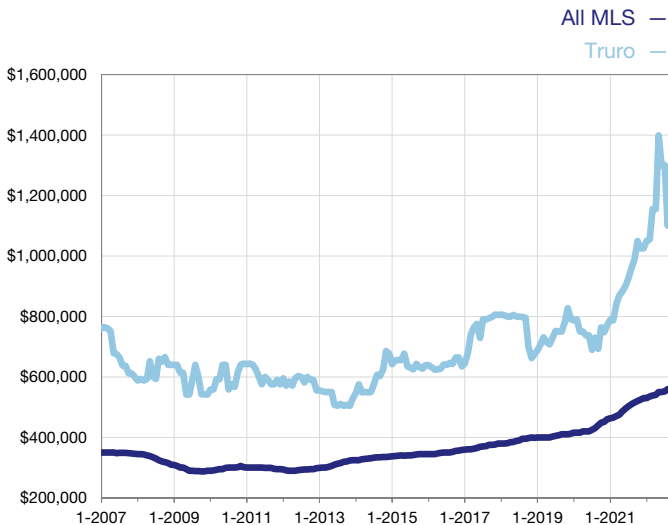
### Condominium Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	1	0	- 100.0%	28	12	- 57.1%
Closed Sales	1	2	+ 100.0%	28	10	- 64.3%
Median Sales Price*	\$229,000	<b>\$295,000</b>	+ 28.8%	\$265,250	<b>\$347,500</b>	+ 31.0%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	0.8	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	3	33	+ 1,000.0%	65	51	- 21.5%
Percent of Original List Price Received*	100.0%	<b>87.2%</b>	- 12.8%	99.7%	<b>97.7%</b>	- 2.0%
New Listings	0	0	--	28	13	- 53.6%

\* 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

