

Local Market Update – May 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Provincetown

Single-Family Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	0	- 100.0%	14	6	- 57.1%
Closed Sales	6	0	- 100.0%	15	7	- 53.3%
Median Sales Price*	\$2,550,000	\$0	- 100.0%	\$2,075,921	\$2,075,000	- 0.0%
Inventory of Homes for Sale	8	12	+ 50.0%	--	--	--
Months Supply of Inventory	1.9	4.3	+ 126.3%	--	--	--
Cumulative Days on Market Until Sale	84	0	- 100.0%	64	84	+ 31.3%
Percent of Original List Price Received*	88.2%	0.0%	- 100.0%	91.9%	94.8%	+ 3.2%
New Listings	5	7	+ 40.0%	15	12	- 20.0%

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

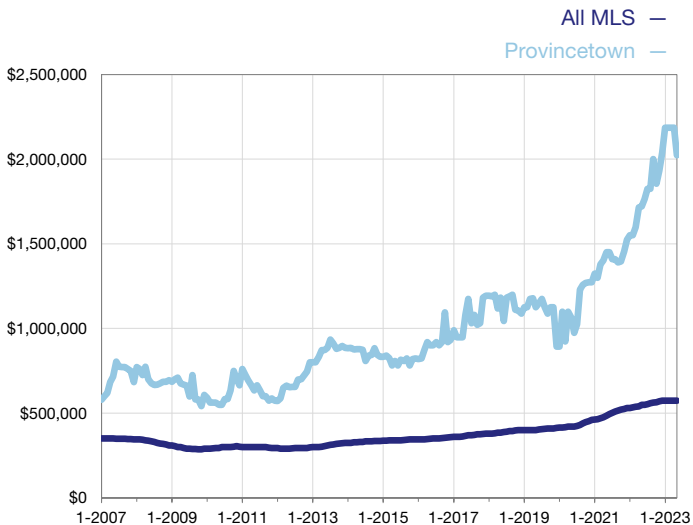
Condominium Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	11	11	0.0%	43	54	+ 25.6%
Closed Sales	8	12	+ 50.0%	49	51	+ 4.1%
Median Sales Price*	\$792,500	\$939,000	+ 18.5%	\$825,000	\$745,000	- 9.7%
Inventory of Homes for Sale	25	30	+ 20.0%	--	--	--
Months Supply of Inventory	2.2	2.4	+ 9.1%	--	--	--
Cumulative Days on Market Until Sale	38	62	+ 63.2%	39	50	+ 28.2%
Percent of Original List Price Received*	98.3%	94.0%	- 4.4%	99.6%	96.5%	- 3.1%
New Listings	20	15	- 25.0%	53	63	+ 18.9%

* 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

