

# Local Market Update – May 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Wellfleet

### Single-Family Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	6	12	+ 100.0%	17	26	+ 52.9%
Closed Sales	3	4	+ 33.3%	21	16	- 23.8%
Median Sales Price*	\$749,000	\$1,100,000	+ 46.9%	\$907,500	\$937,500	+ 3.3%
Inventory of Homes for Sale	8	10	+ 25.0%	--	--	--
Months Supply of Inventory	1.5	1.8	+ 20.0%	--	--	--
Cumulative Days on Market Until Sale	33	15	- 54.5%	35	48	+ 37.1%
Percent of Original List Price Received*	103.8%	102.2%	- 1.5%	102.1%	94.9%	- 7.1%
New Listings	11	8	- 27.3%	22	27	+ 22.7%

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

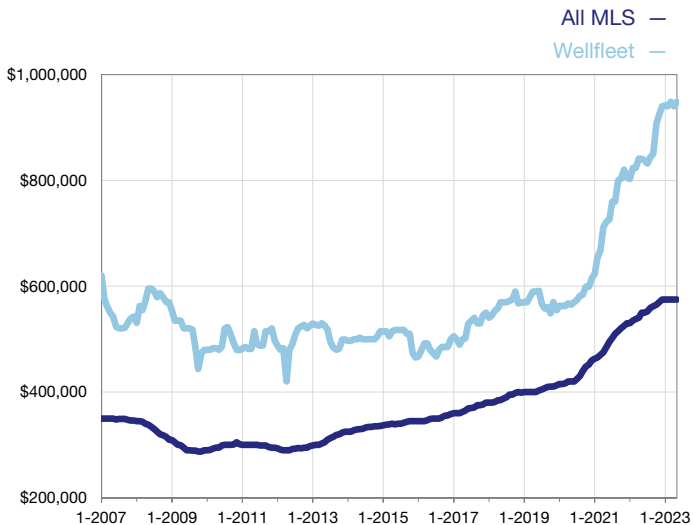
### Condominium Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	1	- 50.0%	5	2	- 60.0%
Closed Sales	0	0	--	4	2	- 50.0%
Median Sales Price*	\$0	\$0	--	\$346,500	\$560,250	+ 61.7%
Inventory of Homes for Sale	9	5	- 44.4%	--	--	--
Months Supply of Inventory	6.2	3.5	- 43.5%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	23	80	+ 247.8%
Percent of Original List Price Received*	0.0%	0.0%	--	109.0%	96.9%	- 11.1%
New Listings	7	1	- 85.7%	15	7	- 53.3%

\* 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

