

# Local Market Update – July 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Wellfleet

### Single-Family Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	8	9	+ 12.5%	30	42	+ 40.0%
Closed Sales	5	8	+ 60.0%	28	31	+ 10.7%
Median Sales Price*	\$1,750,000	<b>\$1,262,500</b>	- 27.9%	\$878,750	<b>\$1,100,000</b>	+ 25.2%
Inventory of Homes for Sale	10	12	+ 20.0%	--	--	--
Months Supply of Inventory	1.8	2.1	+ 16.7%	--	--	--
Cumulative Days on Market Until Sale	10	33	+ 230.0%	28	50	+ 78.6%
Percent of Original List Price Received*	104.7%	91.2%	- 12.9%	102.4%	92.8%	- 9.4%
New Listings	8	6	- 25.0%	38	47	+ 23.7%

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

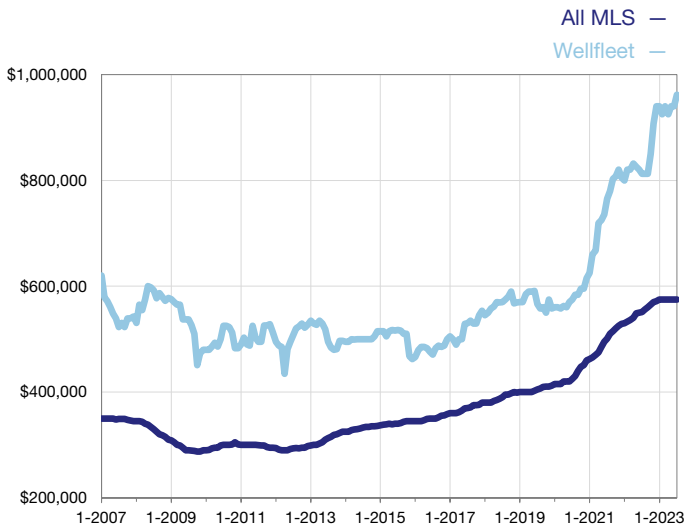
### Condominium Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	1	0.0%	9	4	- 55.6%
Closed Sales	3	1	- 66.7%	9	3	- 66.7%
Median Sales Price*	\$525,000	<b>\$735,000</b>	+ 40.0%	\$525,000	<b>\$735,000</b>	+ 40.0%
Inventory of Homes for Sale	6	5	- 16.7%	--	--	--
Months Supply of Inventory	4.0	4.4	+ 10.0%	--	--	--
Cumulative Days on Market Until Sale	35	89	+ 154.3%	26	83	+ 219.2%
Percent of Original List Price Received*	101.5%	86.5%	- 14.8%	104.8%	93.5%	- 10.8%
New Listings	1	3	+ 200.0%	16	10	- 37.5%

\* 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

