

Local Market Update – August 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Dennis

Single-Family Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	21	14	- 33.3%	157	102	- 35.0%
Closed Sales	21	9	- 57.1%	157	98	- 37.6%
Median Sales Price*	\$799,000	\$650,000	- 18.6%	\$681,000	\$661,250	- 2.9%
Inventory of Homes for Sale	31	46	+ 48.4%	--	--	--
Months Supply of Inventory	1.5	3.4	+ 126.7%	--	--	--
Cumulative Days on Market Until Sale	18	34	+ 88.9%	32	34	+ 6.3%
Percent of Original List Price Received*	99.8%	93.2%	- 6.6%	100.8%	98.5%	- 2.3%
New Listings	18	29	+ 61.1%	184	155	- 15.8%

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

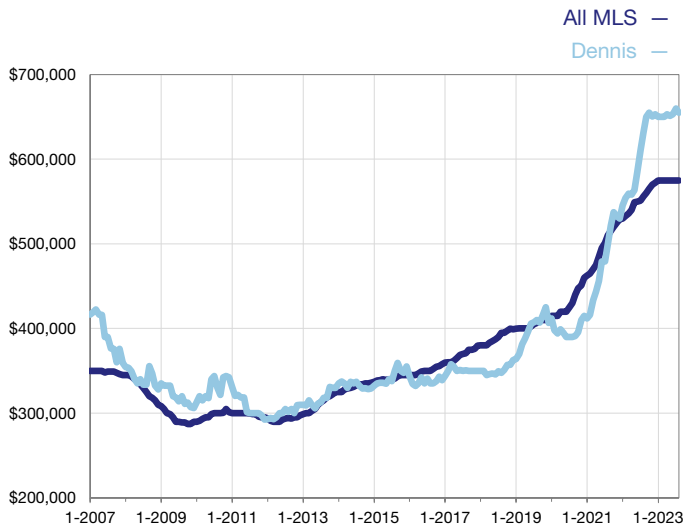
Condominium Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	7	+ 133.3%	37	40	+ 8.1%
Closed Sales	3	3	0.0%	41	35	- 14.6%
Median Sales Price*	\$375,000	\$249,000	- 33.6%	\$360,000	\$299,000	- 16.9%
Inventory of Homes for Sale	11	12	+ 9.1%	--	--	--
Months Supply of Inventory	2.1	2.5	+ 19.0%	--	--	--
Cumulative Days on Market Until Sale	30	24	- 20.0%	36	48	+ 33.3%
Percent of Original List Price Received*	99.3%	98.7%	- 0.6%	101.3%	95.8%	- 5.4%
New Listings	5	11	+ 120.0%	49	45	- 8.2%

* 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

