

# Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Yarmouth

### Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	27	22	- 18.5%	266	220	- 17.3%
Closed Sales	36	24	- 33.3%	274	219	- 20.1%
Median Sales Price*	\$517,500	<b>\$541,750</b>	+ 4.7%	\$539,500	<b>\$566,000</b>	+ 4.9%
Inventory of Homes for Sale	61	35	- 42.6%	--	--	--
Months Supply of Inventory	2.0	1.4	- 30.0%	--	--	--
Cumulative Days on Market Until Sale	23	19	- 17.4%	23	27	+ 17.4%
Percent of Original List Price Received*	99.7%	<b>101.6%</b>	+ 1.9%	103.2%	<b>99.9%</b>	- 3.2%
New Listings	36	30	- 16.7%	317	252	- 20.5%

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

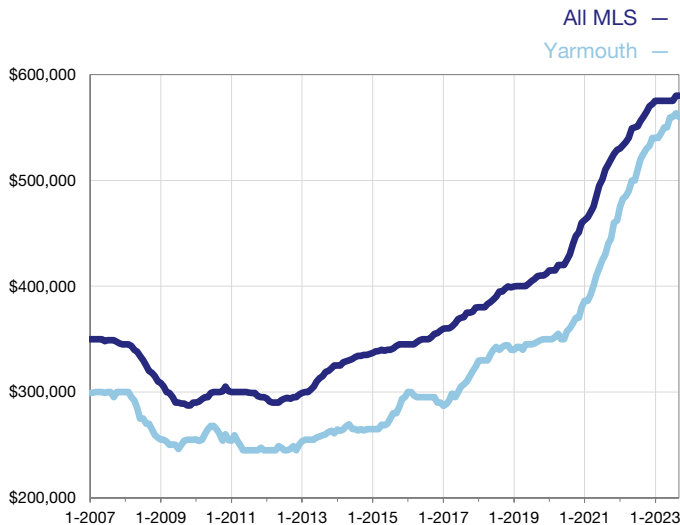
### Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	9	8	- 11.1%	60	47	- 21.7%
Closed Sales	12	2	- 83.3%	61	46	- 24.6%
Median Sales Price*	\$430,000	<b>\$315,500</b>	- 26.6%	\$362,000	<b>\$390,000</b>	+ 7.7%
Inventory of Homes for Sale	10	6	- 40.0%	--	--	--
Months Supply of Inventory	1.5	1.2	- 20.0%	--	--	--
Cumulative Days on Market Until Sale	23	36	+ 56.5%	34	30	- 11.8%
Percent of Original List Price Received*	101.3%	<b>99.3%</b>	- 2.0%	101.1%	<b>98.3%</b>	- 2.8%
New Listings	11	7	- 36.4%	66	49	- 25.8%

\* 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

