

Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Provincetown

Single-Family Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	6	1	- 83.3%	33	22	- 33.3%
Closed Sales	3	2	- 33.3%	30	20	- 33.3%
Median Sales Price*	\$850,000	\$1,640,000	+ 92.9%	\$1,860,117	\$2,062,500	+ 10.9%
Inventory of Homes for Sale	10	19	+ 90.0%	--	--	--
Months Supply of Inventory	3.3	7.8	+ 136.4%	--	--	--
Cumulative Days on Market Until Sale	18	19	+ 5.6%	63	71	+ 12.7%
Percent of Original List Price Received*	100.8%	96.8%	- 4.0%	93.5%	93.0%	- 0.5%
New Listings	3	3	0.0%	40	40	0.0%

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

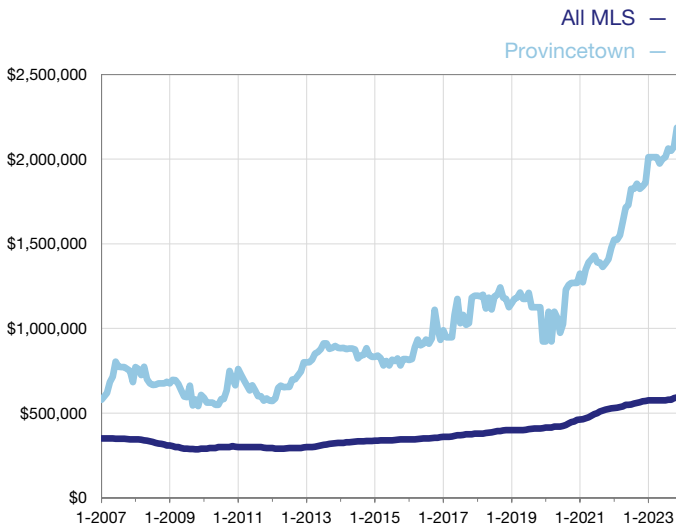
Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	8	7	- 12.5%	134	133	- 0.7%
Closed Sales	25	9	- 64.0%	141	123	- 12.8%
Median Sales Price*	\$838,000	\$959,000	+ 14.4%	\$815,000	\$806,000	- 1.1%
Inventory of Homes for Sale	30	31	+ 3.3%	--	--	--
Months Supply of Inventory	2.6	2.7	+ 3.8%	--	--	--
Cumulative Days on Market Until Sale	25	8	- 68.0%	37	45	+ 21.6%
Percent of Original List Price Received*	98.1%	101.2%	+ 3.2%	99.5%	98.3%	- 1.2%
New Listings	12	3	- 75.0%	160	172	+ 7.5%

* 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

