

Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Wellfleet

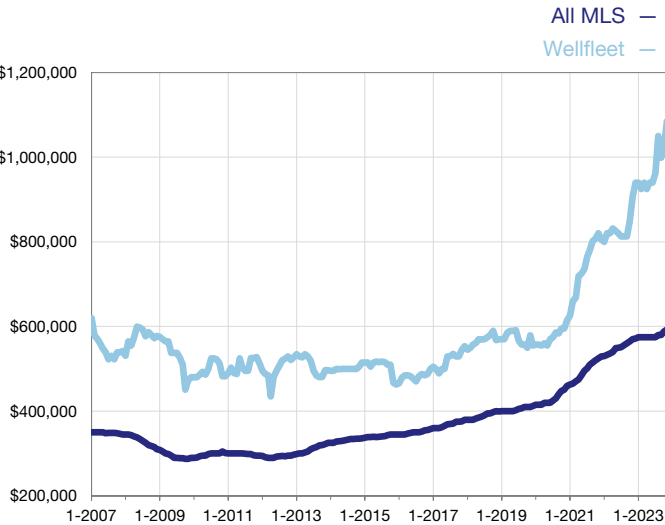
Single-Family Properties	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Key Metrics						
Pending Sales	7	6	- 14.3%	56	68	+ 21.4%
Closed Sales	7	11	+ 57.1%	55	66	+ 20.0%
Median Sales Price*	\$975,000	\$916,750	- 6.0%	\$915,000	\$1,067,500	+ 16.7%
Inventory of Homes for Sale	13	15	+ 15.4%	--	--	--
Months Supply of Inventory	2.7	2.6	- 3.7%	--	--	--
Cumulative Days on Market Until Sale	24	56	+ 133.3%	24	47	+ 95.8%
Percent of Original List Price Received*	100.0%	92.3%	- 7.7%	102.8%	93.2%	- 9.3%
New Listings	7	4	- 42.9%	69	82	+ 18.8%

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

Condominium Properties	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Key Metrics						
Pending Sales	0	1	--	12	8	- 33.3%
Closed Sales	2	2	0.0%	14	7	- 50.0%
Median Sales Price*	\$390,750	\$679,750	+ 74.0%	\$462,000	\$669,500	+ 44.9%
Inventory of Homes for Sale	5	4	- 20.0%	--	--	--
Months Supply of Inventory	3.1	3.6	+ 16.1%	--	--	--
Cumulative Days on Market Until Sale	9	4	- 55.6%	38	46	+ 21.1%
Percent of Original List Price Received*	99.7%	103.8%	+ 4.1%	101.7%	98.5%	- 3.1%
New Listings	0	0	--	19	13	- 31.6%

* 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

