

# Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Barnstable

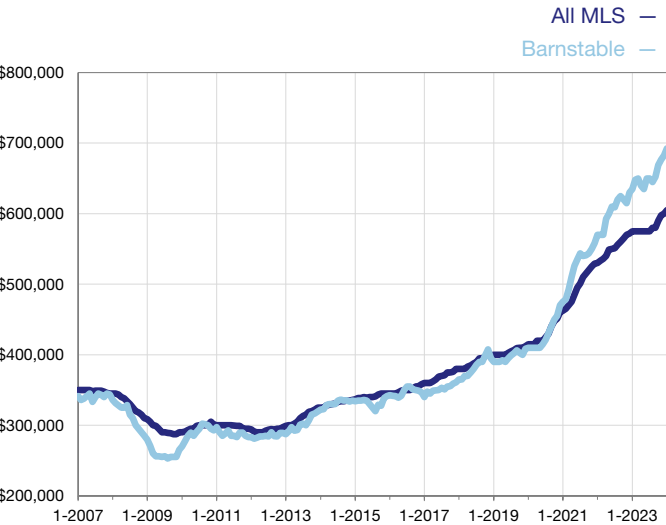
Single-Family Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	20	38	+ 90.0%	20	38	+ 90.0%
Closed Sales	20	39	+ 95.0%	20	39	+ 95.0%
Median Sales Price*	\$521,500	\$725,000	+ 39.0%	\$521,500	\$725,000	+ 39.0%
Inventory of Homes for Sale	70	83	+ 18.6%	--	--	--
Months Supply of Inventory	1.7	2.4	+ 41.2%	--	--	--
Cumulative Days on Market Until Sale	48	51	+ 6.3%	48	51	+ 6.3%
Percent of Original List Price Received*	93.1%	94.2%	+ 1.2%	93.1%	94.2%	+ 1.2%
New Listings	28	23	- 17.9%	28	23	- 17.9%

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

Condominium Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	3	3	0.0%	3	3	0.0%
Closed Sales	2	3	+ 50.0%	2	3	+ 50.0%
Median Sales Price*	\$467,500	\$349,999	- 25.1%	\$467,500	\$349,999	- 25.1%
Inventory of Homes for Sale	6	7	+ 16.7%	--	--	--
Months Supply of Inventory	1.5	1.7	+ 13.3%	--	--	--
Cumulative Days on Market Until Sale	23	69	+ 200.0%	23	69	+ 200.0%
Percent of Original List Price Received*	100.0%	99.5%	- 0.5%	100.0%	99.5%	- 0.5%
New Listings	4	3	- 25.0%	4	3	- 25.0%

\* 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

