

Oak Bluffs

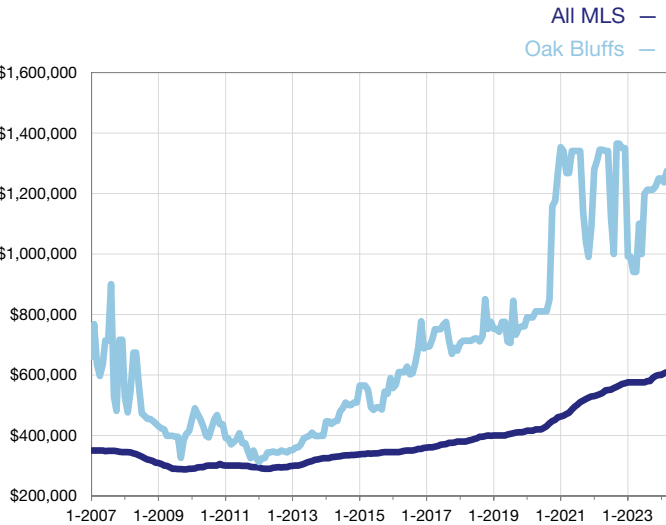
Single-Family Properties	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	1	2	+ 100.0%	4	7	+ 75.0%
Closed Sales	2	3	+ 50.0%	4	4	0.0%
Median Sales Price*	\$765,000	\$1,645,000	+ 115.0%	\$870,000	\$1,387,500	+ 59.5%
Inventory of Homes for Sale	6	11	+ 83.3%	--	--	--
Months Supply of Inventory	4.2	6.2	+ 47.6%	--	--	--
Cumulative Days on Market Until Sale	70	89	+ 27.1%	83	77	- 7.2%
Percent of Original List Price Received*	94.6%	99.8%	+ 5.5%	91.9%	95.1%	+ 3.5%
New Listings	1	5	+ 400.0%	3	10	+ 233.3%

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

Condominium Properties	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
New Listings	0	0	--	0	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

