

Wareham

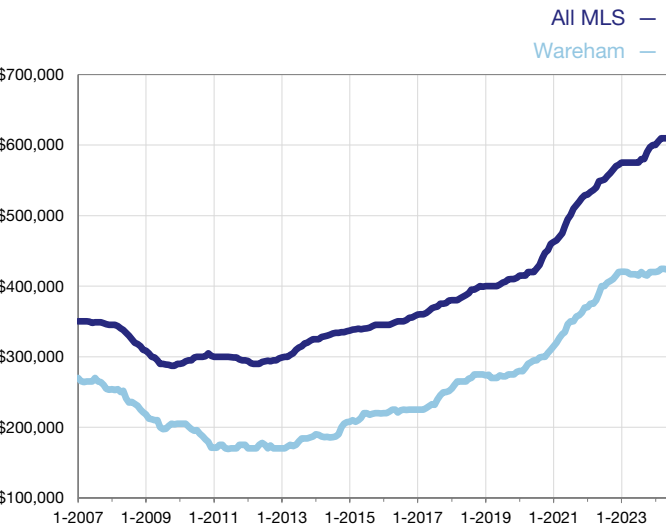
Single-Family Properties	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	25	29	+ 16.0%	98	105	+ 7.1%
Closed Sales	24	25	+ 4.2%	88	88	0.0%
Median Sales Price*	\$425,500	\$460,000	+ 8.1%	\$405,000	\$423,500	+ 4.6%
Inventory of Homes for Sale	56	42	- 25.0%	--	--	--
Months Supply of Inventory	2.4	2.0	- 16.7%	--	--	--
Cumulative Days on Market Until Sale	56	29	- 48.2%	55	38	- 30.9%
Percent of Original List Price Received*	100.4%	100.3%	- 0.1%	98.5%	98.4%	- 0.1%
New Listings	39	33	- 15.4%	123	121	- 1.6%

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

Condominium Properties	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	5	6	+ 20.0%	16	16	0.0%
Closed Sales	8	1	- 87.5%	17	10	- 41.2%
Median Sales Price*	\$427,000	\$229,900	- 46.2%	\$415,000	\$406,000	- 2.2%
Inventory of Homes for Sale	22	7	- 68.2%	--	--	--
Months Supply of Inventory	6.9	1.3	- 81.2%	--	--	--
Cumulative Days on Market Until Sale	18	10	- 44.4%	23	38	+ 65.2%
Percent of Original List Price Received*	103.5%	100.0%	- 3.4%	100.4%	98.6%	- 1.8%
New Listings	5	8	+ 60.0%	32	24	- 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

