

Local Market Update – July 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Provincetown

Single-Family Properties

Key Metrics	July			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	2	4	+ 100.0%	11	14	+ 27.3%
Closed Sales	1	1	0.0%	9	12	+ 33.3%
Median Sales Price*	\$5,350,000	\$1,100,000	- 79.4%	\$2,075,000	\$2,212,500	+ 6.6%
Inventory of Homes for Sale	18	28	+ 55.6%	--	--	--
Months Supply of Inventory	6.2	12.9	+ 108.1%	--	--	--
Cumulative Days on Market Until Sale	8	63	+ 687.5%	68	108	+ 58.8%
Percent of Original List Price Received*	97.4%	66.7%	- 31.5%	94.7%	87.2%	- 7.9%
New Listings	6	4	- 33.3%	25	40	+ 60.0%

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

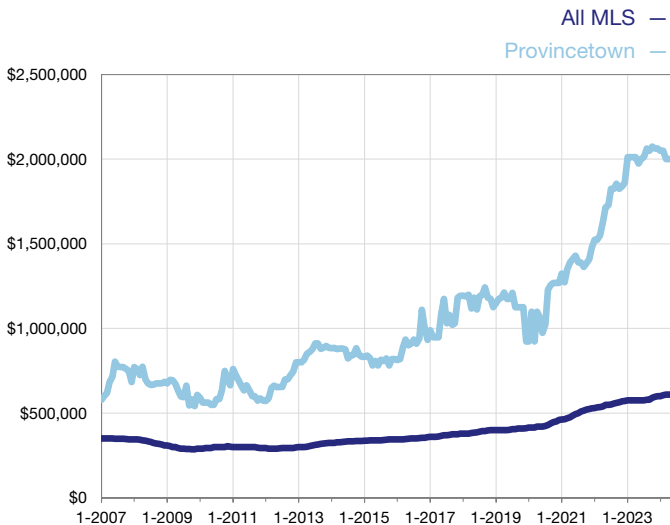
Condominium Properties

Key Metrics	July			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	19	16	- 15.8%	79	91	+ 15.2%
Closed Sales	8	15	+ 87.5%	66	86	+ 30.3%
Median Sales Price*	\$734,000	\$1,284,000	+ 74.9%	\$757,500	\$902,500	+ 19.1%
Inventory of Homes for Sale	39	60	+ 53.8%	--	--	--
Months Supply of Inventory	3.2	4.7	+ 46.9%	--	--	--
Cumulative Days on Market Until Sale	52	51	- 1.9%	46	56	+ 21.7%
Percent of Original List Price Received*	101.1%	97.9%	- 3.2%	97.7%	97.2%	- 0.5%
New Listings	12	19	+ 58.3%	98	146	+ 49.0%

* 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

