

Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Yarmouth

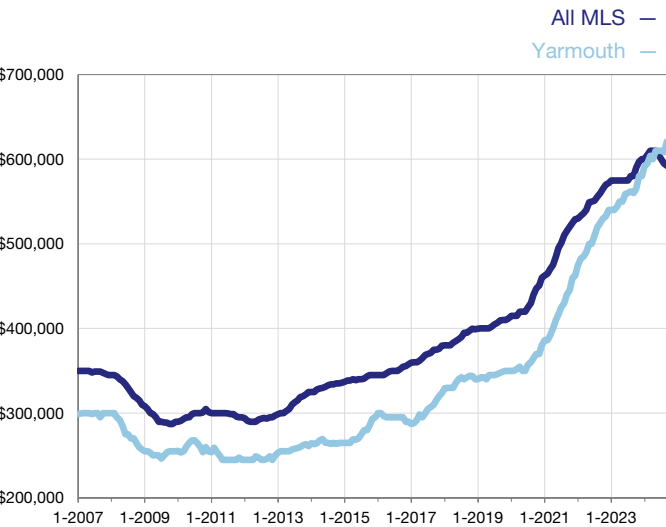
| Single-Family Properties | September | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 20 | 32 | + 60.0% | 218 | 245 | + 12.4% |
| Closed Sales | 24 | 28 | + 16.7% | 220 | 225 | + 2.3% |
| Median Sales Price* | \$541,750 | \$578,950 | + 6.9% | \$565,500 | \$600,000 | + 6.1% |
| Inventory of Homes for Sale | 41 | 63 | + 53.7% | -- | -- | -- |
| Months Supply of Inventory | 1.7 | 2.6 | + 52.9% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 19 | 46 | + 142.1% | 27 | 36 | + 33.3% |
| Percent of Original List Price Received* | 101.6% | 96.5% | - 5.0% | 99.9% | 98.6% | - 1.3% |
| New Listings | 30 | 34 | + 13.3% | 251 | 300 | + 19.5% |

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

| Condominium Properties | September | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 6 | 8 | + 33.3% | 45 | 55 | + 22.2% |
| Closed Sales | 2 | 5 | + 150.0% | 46 | 47 | + 2.2% |
| Median Sales Price* | \$315,500 | \$420,000 | + 33.1% | \$390,000 | \$425,000 | + 9.0% |
| Inventory of Homes for Sale | 8 | 19 | + 137.5% | -- | -- | -- |
| Months Supply of Inventory | 1.6 | 3.3 | + 106.3% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 36 | 60 | + 66.7% | 30 | 37 | + 23.3% |
| Percent of Original List Price Received* | 99.3% | 94.9% | - 4.4% | 98.3% | 99.2% | + 0.9% |
| New Listings | 7 | 10 | + 42.9% | 49 | 70 | + 42.9% |

* 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

