

Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Wellfleet

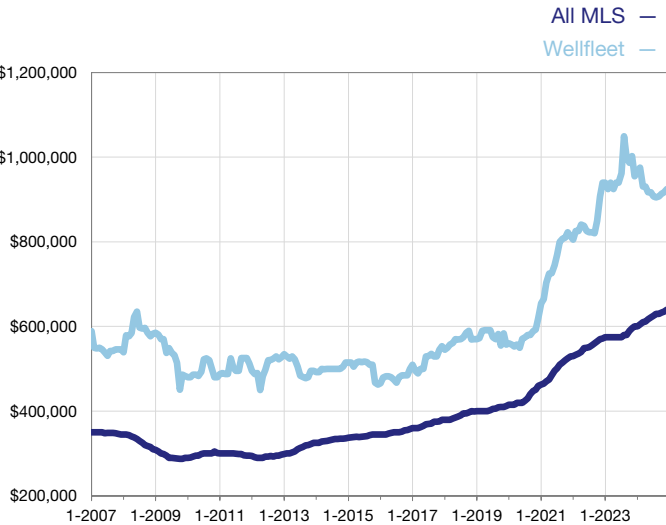
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	2	9	+ 350.0%	70	63	- 10.0%
Closed Sales	5	2	- 60.0%	71	57	- 19.7%
Median Sales Price*	\$780,000	\$975,000	+ 25.0%	\$955,000	\$925,000	- 3.1%
Inventory of Homes for Sale	18	10	- 44.4%	--	--	--
Months Supply of Inventory	3.1	1.9	- 38.7%	--	--	--
Cumulative Days on Market Until Sale	13	43	+ 230.8%	44	59	+ 34.1%
Percent of Original List Price Received*	102.1%	84.4%	- 17.3%	93.9%	95.0%	+ 1.2%
New Listings	6	4	- 33.3%	88	85	- 3.4%

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

Condominium Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	1	0	- 100.0%	9	15	+ 66.7%
Closed Sales	1	2	+ 100.0%	8	16	+ 100.0%
Median Sales Price*	\$500,000	\$523,250	+ 4.7%	\$584,750	\$444,500	- 24.0%
Inventory of Homes for Sale	3	4	+ 33.3%	--	--	--
Months Supply of Inventory	2.7	2.1	- 22.2%	--	--	--
Cumulative Days on Market Until Sale	5	69	+ 1,280.0%	41	46	+ 12.2%
Percent of Original List Price Received*	111.4%	93.1%	- 16.4%	100.1%	94.7%	- 5.4%
New Listings	0	0	--	13	18	+ 38.5%

* 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

