

Local Market Update – February 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Truro

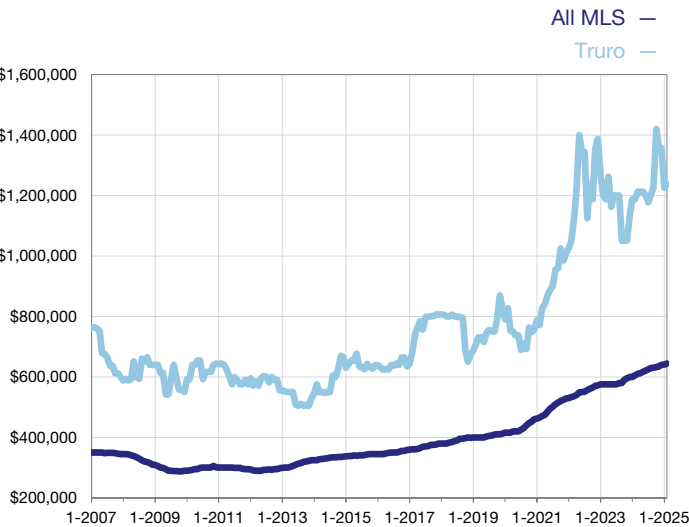
Single-Family Properties	February			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	2	2	0.0%	3	7	+ 133.3%
Closed Sales	1	1	0.0%	3	6	+ 100.0%
Median Sales Price*	\$655,000	\$3,550,000	+ 442.0%	\$995,000	\$1,007,000	+ 1.2%
Inventory of Homes for Sale	17	10	- 41.2%	--	--	--
Months Supply of Inventory	5.2	2.6	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	41	105	+ 156.1%	30	53	+ 76.7%
Percent of Original List Price Received*	109.3%	85.5%	- 21.8%	102.7%	95.9%	- 6.6%
New Listings	7	6	- 14.3%	9	7	- 22.2%

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

Condominium Properties	February			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	1	0	- 100.0%	4	1	- 75.0%
Closed Sales	2	1	- 50.0%	4	1	- 75.0%
Median Sales Price*	\$645,000	\$305,000	- 52.7%	\$537,500	\$305,000	- 43.3%
Inventory of Homes for Sale	5	11	+ 120.0%	--	--	--
Months Supply of Inventory	2.6	5.9	+ 126.9%	--	--	--
Cumulative Days on Market Until Sale	3	118	+ 3,833.3%	34	118	+ 247.1%
Percent of Original List Price Received*	104.4%	93.8%	- 10.2%	100.3%	93.8%	- 6.5%
New Listings	1	2	+ 100.0%	4	4	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

