

Edgartown

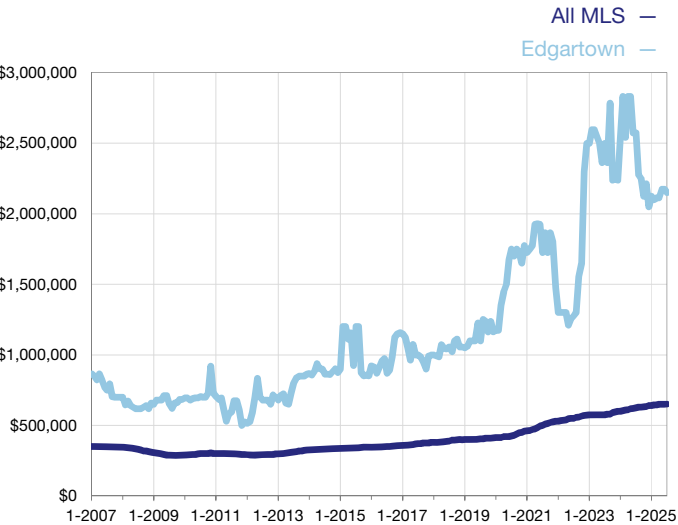
Single-Family Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	2	2	0.0%	12	13	+ 8.3%
Closed Sales	0	1	--	9	15	+ 66.7%
Median Sales Price*	\$0	\$1,400,000	--	\$2,300,000	\$2,803,000	+ 21.9%
Inventory of Homes for Sale	31	37	+ 19.4%	--	--	--
Months Supply of Inventory	14.8	12.3	- 16.9%	--	--	--
Cumulative Days on Market Until Sale	0	22	--	107	145	+ 35.5%
Percent of Original List Price Received*	0.0%	99.3%	--	88.8%	91.5%	+ 3.0%
New Listings	5	5	0.0%	36	46	+ 27.8%

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

Condominium Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	0	0	--	3	0	- 100.0%
Closed Sales	0	0	--	3	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$1,100,000	\$0	- 100.0%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	2.3	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	312	0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	97.2%	0.0%	- 100.0%
New Listings	0	0	--	2	1	- 50.0%

* 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

