

Harwich

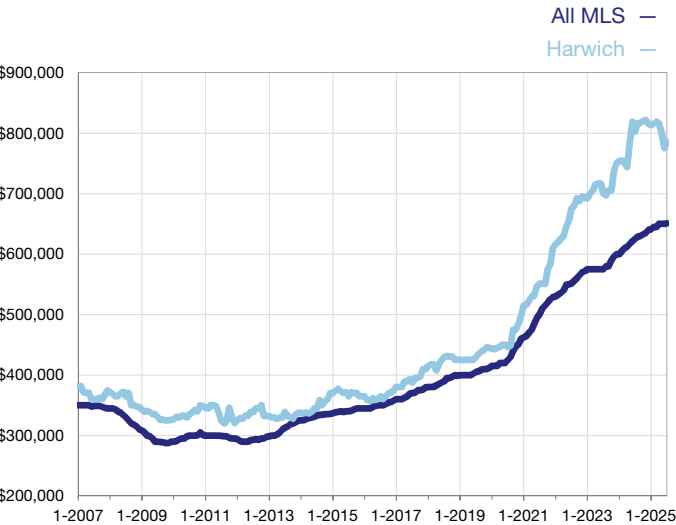
Single-Family Properties	July			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	14	20	+ 42.9%	104	108	+ 3.8%
Closed Sales	19	18	- 5.3%	101	96	- 5.0%
Median Sales Price*	\$651,000	\$675,000	+ 3.7%	\$813,000	\$760,000	- 6.5%
Inventory of Homes for Sale	45	59	+ 31.1%	--	--	--
Months Supply of Inventory	2.9	3.8	+ 31.0%	--	--	--
Cumulative Days on Market Until Sale	30	56	+ 86.7%	46	59	+ 28.3%
Percent of Original List Price Received*	100.5%	94.8%	- 5.7%	99.5%	96.2%	- 3.3%
New Listings	20	16	- 20.0%	129	139	+ 7.8%

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

Condominium Properties	July			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	1	3	+ 200.0%	11	18	+ 63.6%
Closed Sales	0	3	--	11	14	+ 27.3%
Median Sales Price*	\$0	\$339,000	--	\$440,000	\$372,000	- 15.5%
Inventory of Homes for Sale	4	6	+ 50.0%	--	--	--
Months Supply of Inventory	1.7	2.6	+ 52.9%	--	--	--
Cumulative Days on Market Until Sale	0	27	--	64	75	+ 17.2%
Percent of Original List Price Received*	0.0%	100.0%	--	99.4%	98.4%	- 1.0%
New Listings	1	3	+ 200.0%	14	22	+ 57.1%

* 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

