

Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Wellfleet

Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	1	4	+ 300.0%	5	5	0.0%
Closed Sales	2	1	- 50.0%	14	5	- 64.3%
Median Sales Price*	\$2,100,000	\$770,000	- 63.3%	\$690,000	\$887,500	+ 28.6%
Inventory of Homes for Sale	21	13	- 38.1%	--	--	--
Months Supply of Inventory	4.3	2.8	- 34.9%	--	--	--
Cumulative Days on Market Until Sale	83	134	+ 61.4%	62	96	+ 54.8%
Percent of Original List Price Received*	95.4%	98.7%	+ 3.5%	95.6%	97.1%	+ 1.6%
New Listings	10	6	- 40.0%	19	8	- 57.9%

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

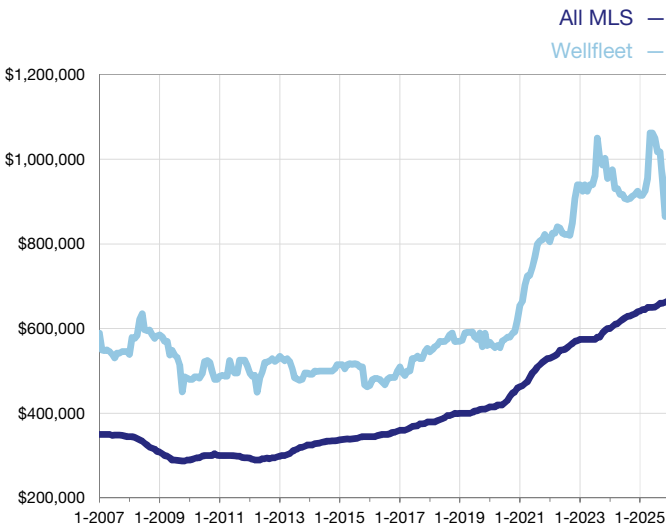
Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	0	0	--	0	0	--
Closed Sales	0	2	--	0	3	--
Median Sales Price*	\$0	\$2,147,500	--	\$0	\$695,000	--
Inventory of Homes for Sale	6	5	- 16.7%	--	--	--
Months Supply of Inventory	3.0	2.5	- 16.7%	--	--	--
Cumulative Days on Market Until Sale	0	166	--	0	138	--
Percent of Original List Price Received*	0.0%	82.4%	--	0.0%	85.9%	--
New Listings	1	1	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

