

Edgartown

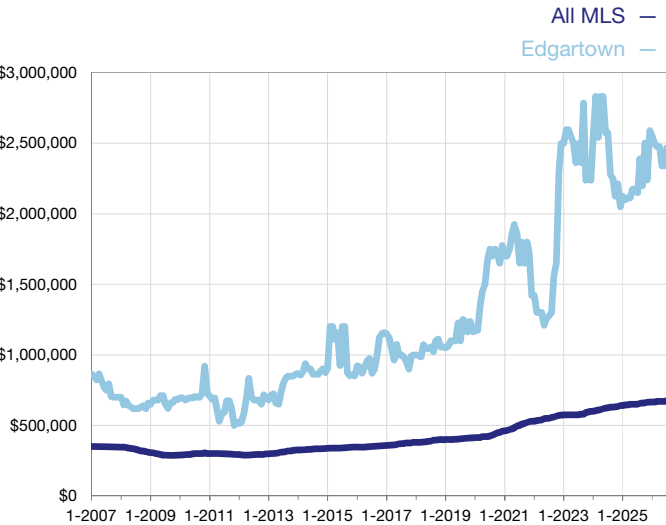
Single-Family Properties	July			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	2	6	+ 200.0%	13	30	+ 130.8%
Closed Sales	1	5	+ 400.0%	15	21	+ 40.0%
Median Sales Price*	\$1,400,000	\$2,595,000	+ 85.4%	\$2,803,000	\$2,210,000	- 21.2%
Inventory of Homes for Sale	41	39	- 4.9%	--	--	--
Months Supply of Inventory	13.7	10.0	- 27.0%	--	--	--
Cumulative Days on Market Until Sale	22	33	+ 50.0%	145	77	- 46.9%
Percent of Original List Price Received*	99.3%	99.1%	- 0.2%	91.5%	94.5%	+ 3.3%
New Listings	5	11	+ 120.0%	47	67	+ 42.6%

* 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		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale	0	4	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
New Listings	0	4	--	1	4	+ 300.0%

* 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

