

Falmouth

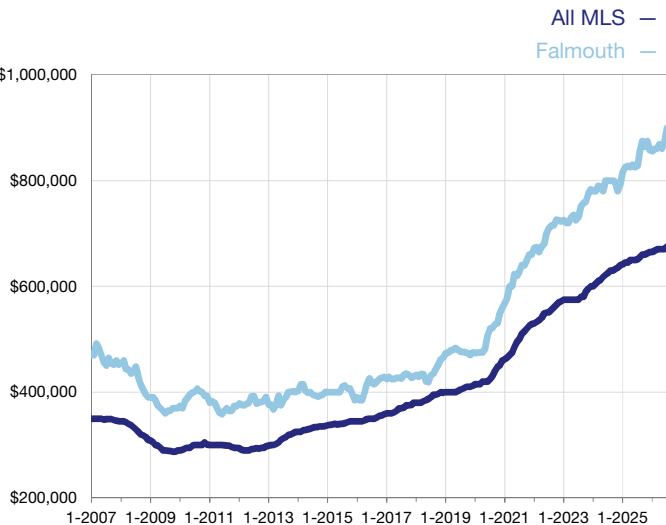
Single-Family Properties	July			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	36	29	- 19.4%	227	201	- 11.5%
Closed Sales	42	36	- 14.3%	208	192	- 7.7%
Median Sales Price*	\$855,000	\$915,000	+ 7.0%	\$852,500	\$902,500	+ 5.9%
Inventory of Homes for Sale	116	97	- 16.4%	--	--	--
Months Supply of Inventory	3.5	3.1	- 11.4%	--	--	--
Cumulative Days on Market Until Sale	62	54	- 12.9%	65	59	- 9.2%
Percent of Original List Price Received*	92.7%	97.1%	+ 4.7%	95.5%	96.6%	+ 1.2%
New Listings	48	44	- 8.3%	326	281	- 13.8%

* 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		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	10	7	- 30.0%	37	31	- 16.2%
Closed Sales	6	3	- 50.0%	31	25	- 19.4%
Median Sales Price*	\$487,500	\$725,000	+ 48.7%	\$618,000	\$612,000	- 1.0%
Inventory of Homes for Sale	33	19	- 42.4%	--	--	--
Months Supply of Inventory	5.7	3.4	- 40.4%	--	--	--
Cumulative Days on Market Until Sale	103	17	- 83.5%	106	74	- 30.2%
Percent of Original List Price Received*	85.3%	99.9%	+ 17.1%	93.8%	95.4%	+ 1.7%
New Listings	5	11	+ 120.0%	65	51	- 21.5%

* 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

