Local Market Update – October 2026

A RESEARCH TOOL PROVIDED BY THE **MASSACHUSETTS ASSOCIATION OF REALTORS®**

Wellfleet

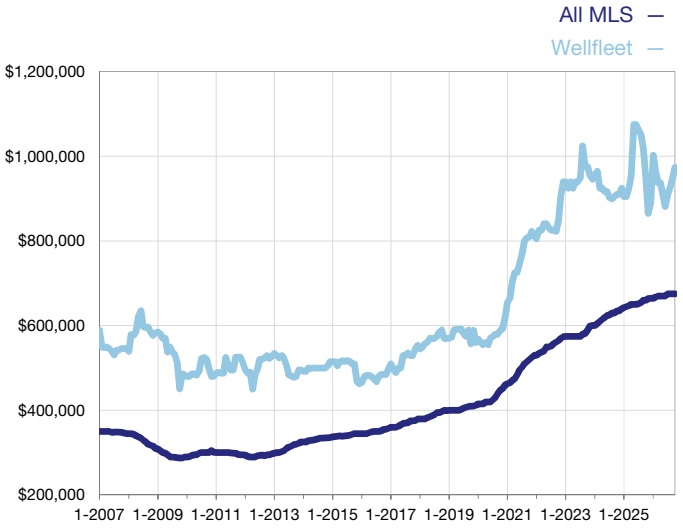
Single-Family Properties	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	6	**8**	+ 33.3%	49	**55**	+ 12.2%
Closed Sales	11	**5**	- 54.5%	55	**49**	- 10.9%
Median Sales Price*	$821,925	**$867,000**	+ 5.5%	$875,000	**$999,000**	+ 14.2%
Inventory of Homes for Sale	29	**29**	0.0%	--	--	--
Months Supply of Inventory	5.6	**5.3**	- 5.4%	--	--	--
Cumulative Days on Market Until Sale	80	**93**	+ 16.3%	76	**63**	- 17.1%
Percent of Original List Price Received*	86.3%	**88.3%**	+ 2.3%	92.7%	**95.9%**	+ 3.5%
New Listings	7	**5**	- 28.6%	77	**80**	+ 3.9%

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

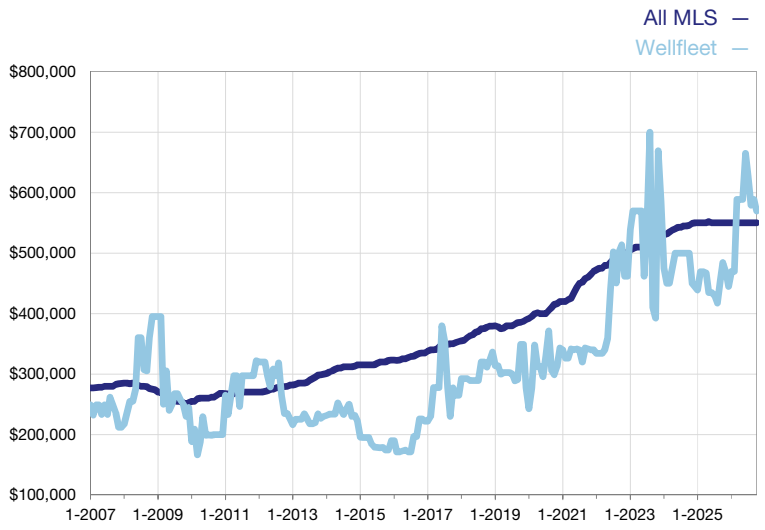
Condominium Properties	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	4	**0**	- 100.0%	9	**11**	+ 22.2%
Closed Sales	2	**2**	0.0%	4	**13**	+ 225.0%
Median Sales Price*	$529,500	**$405,000**	- 23.5%	$529,500	**$650,000**	+ 22.8%
Inventory of Homes for Sale	5	**5**	0.0%	--	--	--
Months Supply of Inventory	2.1	**2.5**	+ 19.0%	--	--	--
Cumulative Days on Market Until Sale	35	**64**	+ 82.9%	80	**76**	- 5.0%
Percent of Original List Price Received*	93.9%	**97.6%**	+ 3.9%	93.5%	**91.3%**	- 2.4%
New Listings	3	**0**	- 100.0%	12	**14**	+ 16.7%

* 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



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