

Local Market Update – January 2019

A Research tool provided by the Cape Cod and Islands Association of REALTORS®, Inc.



Barnstable County

Single-Family Properties

Key Metrics	January			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	196	212	+ 8.2%	196	212	+ 8.2%
Closed Sales	260	229	- 11.9%	260	229	- 11.9%
Median Sales Price*	\$406,500	\$395,000	- 2.8%	\$406,500	\$395,000	- 2.8%
Inventory of Homes for Sale	1,492	1,626	+ 9.0%	--	--	--
Months Supply of Inventory	4.2	4.8	+ 14.3%	--	--	--
Cumulative Days on Market Until Sale	105	112	+ 6.7%	105	112	+ 6.7%
Percent of Original List Price Received*	93.2%	92.3%	- 1.0%	93.2%	92.3%	- 1.0%
New Listings	265	340	+ 28.3%	265	340	+ 28.3%

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

Condominium Properties

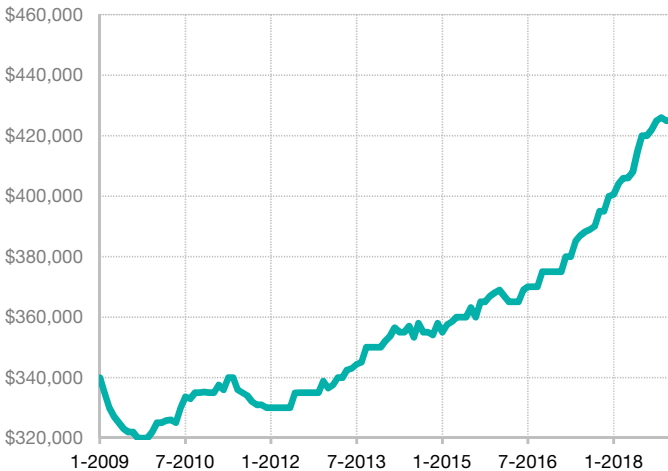
Key Metrics	January			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	62	47	- 24.2%	62	47	- 24.2%
Closed Sales	66	38	- 42.4%	66	38	- 42.4%
Median Sales Price*	\$241,250	\$270,000	+ 11.9%	\$241,250	\$270,000	+ 11.9%
Inventory of Homes for Sale	360	389	+ 8.1%	--	--	--
Months Supply of Inventory	4.0	4.7	+ 17.5%	--	--	--
Cumulative Days on Market Until Sale	127	121	- 4.7%	127	121	- 4.7%
Percent of Original List Price Received*	94.3%	92.2%	- 2.2%	94.3%	92.2%	- 2.2%
New Listings	87	98	+ 12.6%	87	98	+ 12.6%

* 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

Barnstable County —



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation

Barnstable County —

