

Local Market Update – February 2024

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



Provincetown

Single-Family Properties

Key Metrics	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	1	1	0.0%	2	3	+ 50.0%
Closed Sales	0	0	--	3	2	- 33.3%
Median Sales Price*	\$0	\$0	--	\$2,075,000	\$2,000,000	- 3.6%
Inventory of Homes for Sale	8	18	+ 125.0%	--	--	--
Months Supply of Inventory	3.3	9.0	+ 172.7%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	59	75	+ 27.1%
Percent of Original List Price Received*	0.0%	0.05	--	95.0%	81.3%	- 14.4%
New Listings	0	3	--	3	7	+ 133.3%

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

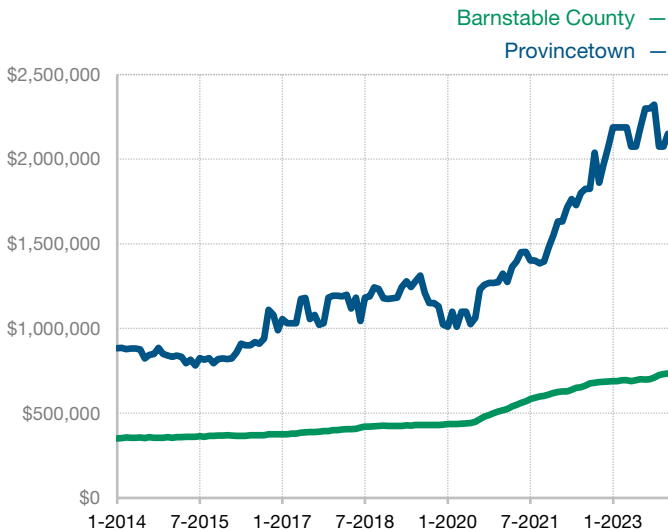
Condominium Properties

Key Metrics	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	14	6	- 57.1%	21	14	- 33.3%
Closed Sales	4	2	- 50.0%	11	11	0.0%
Median Sales Price*	\$755,000	\$724,000	- 4.1%	\$770,000	\$873,000	+ 13.4%
Inventory of Homes for Sale	19	14	- 26.3%	--	--	--
Months Supply of Inventory	1.8	1.8	0.0%	--	--	--
Cumulative Days on Market Until Sale	59	164	+ 178.0%	39	72	+ 84.6%
Percent of Original List Price Received*	96.9%	101.0%	+ 4.2%	96.2%	98.3%	+ 2.2%
New Listings	13	7	- 46.2%	17	14	- 17.6%

* 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



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation

