

Local Market Update – March 2024

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



Truro

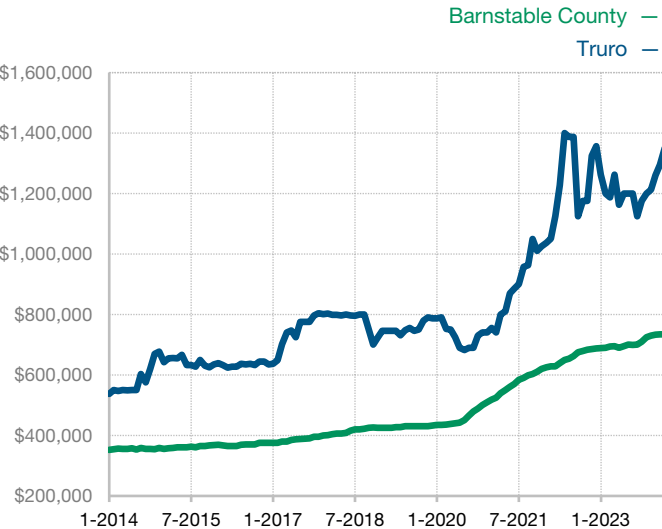
Single-Family Properties	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	1	4	+ 300.0%	4	7	+ 75.0%
Closed Sales	1	3	+ 200.0%	4	5	+ 25.0%
Median Sales Price*	\$830,000	\$1,970,000	+ 137.3%	\$915,000	\$1,970,000	+ 115.3%
Inventory of Homes for Sale	16	9	- 43.8%	--	--	--
Months Supply of Inventory	6.0	2.7	- 55.0%	--	--	--
Cumulative Days on Market Until Sale	80	96	+ 20.0%	73	63	- 13.7%
Percent of Original List Price Received*	92.7%	93.7%	+ 1.1%	88.3%	96.0%	+ 8.7%
New Listings	5	1	- 80.0%	11	8	- 27.3%

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

Condominium Properties	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	1	1	0.0%	2	5	+ 150.0%
Closed Sales	1	2	+ 100.0%	4	6	+ 50.0%
Median Sales Price*	\$399,000	\$404,950	+ 1.5%	\$415,750	\$454,950	+ 9.4%
Inventory of Homes for Sale	5	4	- 20.0%	--	--	--
Months Supply of Inventory	2.5	1.7	- 32.0%	--	--	--
Cumulative Days on Market Until Sale	15	71	+ 373.3%	40	46	+ 15.0%
Percent of Original List Price Received*	100.0%	100.2%	+ 0.2%	93.9%	100.3%	+ 6.8%
New Listings	2	1	- 50.0%	3	5	+ 66.7%

* 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

