

Local Market Update – March 2024

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



Wellfleet

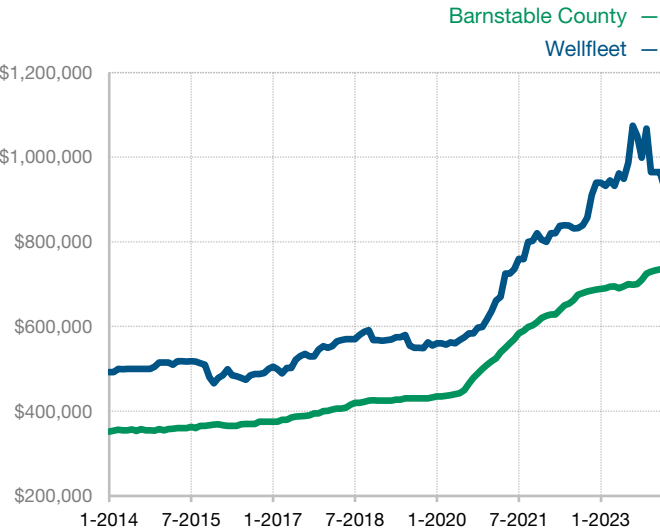
Single-Family Properties	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	4	7	+ 75.0%	7	11	+ 57.1%
Closed Sales	2	3	+ 50.0%	7	10	+ 42.9%
Median Sales Price*	\$1,100,000	\$579,000	- 47.4%	\$1,050,000	\$729,500	- 30.5%
Inventory of Homes for Sale	13	15	+ 15.4%	--	--	--
Months Supply of Inventory	2.5	2.6	+ 4.0%	--	--	--
Cumulative Days on Market Until Sale	45	44	- 2.2%	48	35	- 27.1%
Percent of Original List Price Received*	96.1%	97.7%	+ 1.7%	89.8%	96.1%	+ 7.0%
New Listings	9	7	- 22.2%	11	14	+ 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%	1	3	+ 200.0%
Closed Sales	0	0	--	1	2	+ 100.0%
Median Sales Price*	\$0	\$0	--	\$821,500	\$420,000	- 48.9%
Inventory of Homes for Sale	5	3	- 40.0%	--	--	--
Months Supply of Inventory	3.1	2.5	- 19.4%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	144	89	- 38.2%
Percent of Original List Price Received*	0.0%	0.0%	--	93.9%	86.4%	- 8.0%
New Listings	5	2	- 60.0%	6	3	- 50.0%

* 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

