

Local Market Update – November 2024

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



Provincetown

Single-Family Properties

Key Metrics	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	1	2	+ 100.0%	18	31	+ 72.2%
Closed Sales	2	1	- 50.0%	17	26	+ 52.9%
Median Sales Price*	\$1,640,000	\$1,500,000	- 8.5%	\$2,075,000	\$1,942,500	- 6.4%
Inventory of Homes for Sale	18	21	+ 16.7%	--	--	--
Months Supply of Inventory	9.5	7.2	- 24.2%	--	--	--
Cumulative Days on Market Until Sale	19	189	+ 894.7%	69	98	+ 42.0%
Percent of Original List Price Received*	96.8%	76.9%	- 20.6%	91.7%	90.1%	- 1.7%
New Listings	2	2	0.0%	37	56	+ 51.4%

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

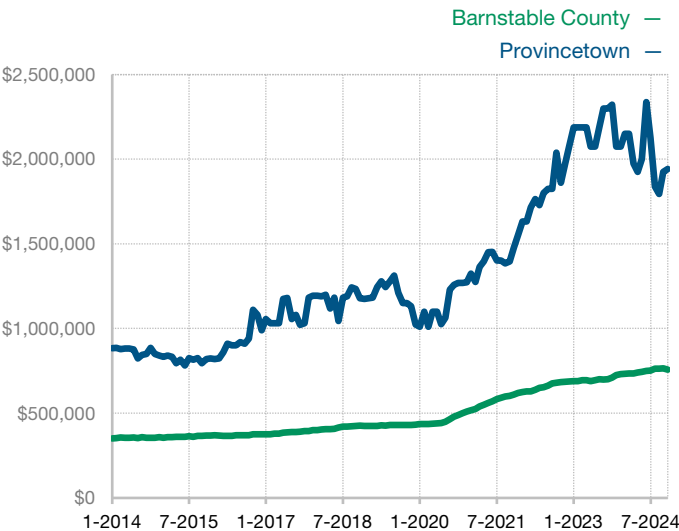
Condominium Properties

Key Metrics	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	4	8	+ 100.0%	98	110	+ 12.2%
Closed Sales	7	15	+ 114.3%	98	108	+ 10.2%
Median Sales Price*	\$909,000	\$940,000	+ 3.4%	\$890,000	\$930,125	+ 4.5%
Inventory of Homes for Sale	20	25	+ 25.0%	--	--	--
Months Supply of Inventory	2.4	2.6	+ 8.3%	--	--	--
Cumulative Days on Market Until Sale	6	66	+ 1,000.0%	40	51	+ 27.5%
Percent of Original List Price Received*	101.4%	94.5%	- 6.8%	97.7%	96.8%	- 0.9%
New Listings	3	14	+ 366.7%	119	159	+ 33.6%

* 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

