

Local Market Update – December 2022

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



Provincetown

Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	0	1	--	50	30	- 40.0%
Closed Sales	7	6	- 14.3%	53	31	- 41.5%
Median Sales Price*	\$1,825,000	\$2,597,500	+ 42.3%	\$1,550,000	\$2,075,921	+ 33.9%
Inventory of Homes for Sale	11	9	- 18.2%	--	--	--
Months Supply of Inventory	2.4	3.3	+ 37.5%	--	--	--
Cumulative Days on Market Until Sale	34	27	- 20.6%	61	71	+ 16.4%
Percent of Original List Price Received*	102.8%	97.5%	- 5.2%	98.8%	93.3%	- 5.6%
New Listings	0	1	--	64	41	- 35.9%

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

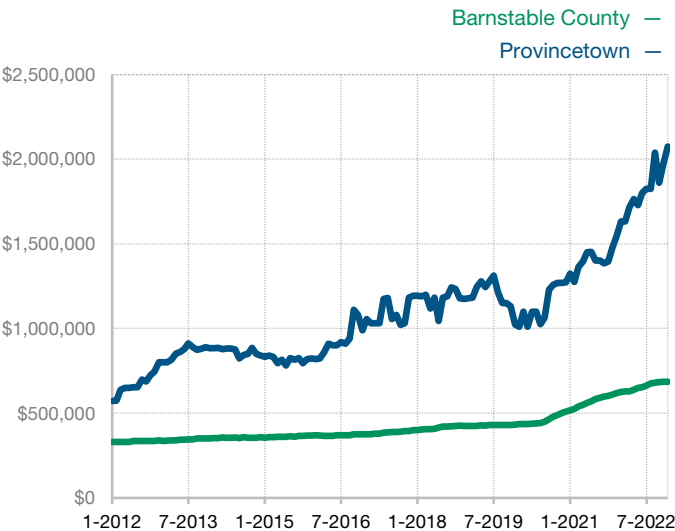
Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	6	3	- 50.0%	162	122	- 24.7%
Closed Sales	13	9	- 30.8%	151	135	- 10.6%
Median Sales Price*	\$885,000	\$579,000	- 34.6%	\$699,000	\$774,900	+ 10.9%
Inventory of Homes for Sale	20	22	+ 10.0%	--	--	--
Months Supply of Inventory	1.5	2.2	+ 46.7%	--	--	--
Cumulative Days on Market Until Sale	22	76	+ 245.5%	87	37	- 57.5%
Percent of Original List Price Received*	99.9%	91.9%	- 8.0%	99.2%	99.3%	+ 0.1%
New Listings	4	5	+ 25.0%	162	151	- 6.8%

* 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

