



YTD 2020 Real Estate Activity

				Pending Sales			Sales 1/1/20 - 4/30/20					Current Inventory	
For Sale													
Residential Properties													
Area	Total Num	Avg DOM	AVG Asking Price	Median Asking Price	Total Num	% Pending To All Listings	Total Num	Avg DOM*	Avg Orig List Price	Avg Final Listing Price	Avg Sale Price	Sale Price To Recent Asking Price*	In Months**
Brant Point	12	283	\$5,817,083	\$4,922,500	0	0.0%	1	336	\$7,895,000	\$7,575,000	\$7,100,000	93.7%	48
Cisco	1	95	\$1,424,000	\$1,424,000	1	50.0%	2	184	\$3,445,000	\$2,974,500	\$2,518,750	84.7%	2
Cliff	17	286	\$7,023,235	\$5,595,000	1	5.6%	7	193	\$8,603,571	\$8,442,857	\$7,491,071	88.7%	10
Dionis	6	551	\$8,839,167	\$7,975,000	0	0.0%	0	n/a	\$0	\$0	\$0	0.0%	N/A
Hummock Pond	8	154	\$3,251,875	\$2,995,000	0	0.0%	3	223	\$2,380,000	\$2,328,333	\$2,228,333	95.7%	11
Madaket & Tuckernuck	8	370	\$3,763,625	\$2,624,500	0	0.0%	6	82	\$956,250	\$932,083	\$876,667	92.8%	5
Madequecham	2	104	\$4,860,000	\$4,860,000	0	0.0%	0	n/a	\$0	\$0	\$0	0.0%	N/A
Miacomet	10	170	\$2,422,400	\$2,295,000	1	9.1%	4	198	\$1,743,750	\$1,613,750	\$1,557,500	0.0%	10
Mid Island	22	177	\$1,140,773	\$949,000	5	18.5%	13	138	\$1,194,538	\$1,130,538	\$1,060,135	93.4%	7
Monomoy	2	225	\$3,729,500	\$3,729,500	0	0.0%	1	n/a	\$3,300,000	\$3,300,000	\$3,300,000	0.0%	8
Nashaquisset	0	0	\$0	\$0	0	0.0%	1	146	\$1,399,000	\$1,399,000	\$1,325,000	94.7%	0
Naushop	6	264	\$1,203,667	\$1,205,000	1	14.3%	3	155	\$1,311,333	\$1,293,000	\$1,208,333	93.5%	8
Pocomo	1	812	\$2,100,000	\$2,100,000	0	0.0%	0	n/a	\$0	\$0	\$0	0.0%	N/A
Polpis	6	463	\$4,950,833	\$3,572,500	1	14.3%	1	233	\$1,595,000	\$1,595,000	\$1,360,000	85.3%	24
Quaise, Shimmo & Shawkemo	5	623	\$5,528,800	\$4,995,000	0	0.0%	3	261	\$5,621,667	\$5,521,667	\$4,888,333	88.5%	7
Quidnet & Squam	5	459	\$5,517,000	\$4,995,000	1	16.7%	1	407	\$3,500,000	\$1,750,000	\$1,650,000	94.3%	20
Sconset	18	235	\$2,931,889	\$2,272,500	2	10.0%	7	615	\$2,960,000	\$2,367,000	\$2,177,500	92.0%	10
South of Town	0	0	\$0	\$0	0	0.0%	0	n/a	\$0	\$0	\$0	0.0%	N/A
Surfside	13	282	\$3,012,269	\$2,395,000	2	13.3%	4	357	\$3,097,500	\$2,646,000	\$2,375,000	89.8%	13
Tom Nevers	12	197	\$2,495,417	\$1,937,500	0	0.0%	1	271	\$2,150,000	\$2,150,000	\$1,915,000	89.1%	48
Town	59	280	\$3,554,695	\$2,950,000	3	4.8%	17	184	\$2,980,761	\$2,731,349	\$2,507,879	90.9%	14
Wauwinet	7	601	\$7,437,857	\$4,995,000	0	0.0%	1	n/a	\$8,985,000	\$6,490,000	\$5,838,000	90.0%	28
West of Town	3	295	\$5,065,000	\$4,950,000	0	0.0%	1	n/a	\$1,095,000	\$1,295,000	\$1,295,000	100.0%	12
All Residential	223	301	\$3,742,134	\$2,950,000	18		77	260	\$3,077,889	\$2,835,876	\$2,582,873	92.9%	12
Land & Commercial													
Type	Total Num	Avg DOM	AVG Asking Price	Median Asking Price	Total Num	% Pending To Listings	Total Num	Avg DOM*	Avg Orig List Price	Avg Final Listing Price	Avg Sale Price	Sale Price To Recent Asking Price*	Months**
Land	46	429	\$1,628,761	\$1,237,500	2	4.2%	14	192	\$1,344,571	\$1,319,929	\$1,287,336	97.4%	13
Commercial	15	313	\$3,024,333	\$1,995,000	0	0.0%	3	124	\$1,486,667	\$1,486,667	\$1,461,667	98.3%	20

*For sales through a real estate firm

Data Source: LINK Nantucket, compiled by Dan Dunlap

** Based on activity during this period