

# Statistics for 1/1/2020 through 1/31/2020

<b>Martha's Vineyard</b>		Absorption Rate: 3 Months of Inventory			
	<b>Number</b>	<b>Highest</b>	<b>Average Price</b>	<b>Median Price</b>	<b>Avg % Assessed</b>
Sales	48	\$9,200,000	\$1,644,268	\$921,000	138%
New Listings	12	\$3,950,000	\$1,525,667	\$1,225,000	139%
Inventory	163	\$16,500,000	\$2,970,301	\$1,795,000	1030%

<b>Vineyard Haven</b>		Absorption Rate: 4 Months of Inventory			
	<b>Number</b>	<b>Highest</b>	<b>Average Price</b>	<b>Median Price</b>	<b>Avg % Assessed</b>
Sales	7	\$1,825,000	\$922,000	\$799,000	101%
New Listings	3	\$1,275,000	\$887,667	\$699,000	135%
Inventory	30	\$13,900,000	\$2,902,817	\$1,697,500	4893%

<b>Edgartown</b>		Absorption Rate: 4 Months of Inventory			
	<b>Number</b>	<b>Highest</b>	<b>Average Price</b>	<b>Median Price</b>	<b>Avg % Assessed</b>
Sales	14	\$9,000,000	\$2,468,750	\$2,050,000	178%
New Listings	4	\$3,950,000	\$2,167,500	\$1,962,500	173%
Inventory	57	\$16,500,000	\$3,239,509	\$2,300,000	179%

<b>Oak Bluffs</b>		Absorption Rate: 2 Months of Inventory			
	<b>Number</b>	<b>Highest</b>	<b>Average Price</b>	<b>Median Price</b>	<b>Avg % Assessed</b>
Sales	14	\$1,999,000	\$900,598	\$830,000	122%
New Listings	1	\$950,000	\$950,000	\$950,000	123%
Inventory	27	\$4,350,000	\$1,526,704	\$1,389,000	208%

<b>West Tisbury</b>		Absorption Rate: 4 Months of Inventory			
	<b>Number</b>	<b>Highest</b>	<b>Average Price</b>	<b>Median Price</b>	<b>Avg % Assessed</b>
Sales	5	\$2,950,000	\$1,672,000	\$915,000	129%
New Listings	0				

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Inventory	17	\$12,800,000	\$3,184,882	\$1,700,000	139%
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<b>Chilmark</b>		Absorption Rate: 4 Months of Inventory			
	<b>Number</b>	<b>Highest</b>	<b>Average Price</b>	<b>Median Price</b>	<b>Avg % Assessed</b>
Sales	6	\$9,200,000	\$2,584,167	\$1,581,250	141%
New Listings	3	\$1,850,000	\$1,733,333	\$1,850,000	119%
Inventory	19	\$15,000,000	\$4,210,447	\$2,795,000	155%

<b>Aquinnah</b>		Absorption Rate: 13 Months of Inventory			
	<b>Number</b>	<b>Highest</b>	<b>Average Price</b>	<b>Median Price</b>	<b>Avg % Assessed</b>
Sales	2	\$735,000	\$717,500	\$717,500	115%
New Listings	1	\$825,000	\$825,000	\$825,000	88%
Inventory	13	\$6,350,000	\$2,850,769	\$2,495,000	171%