

## Statistics for 9/1/2020 through 9/30/2020

<b>Martha's Vineyard</b>		Absorption Rate: 5 Months of Inventory			
	<b>Number</b>	<b>Highest</b>	<b>Average Price</b>	<b>Median Price</b>	<b>Avg % Assessed</b>
Sales	91	\$15,400,000	\$1,760,071	\$1,215,200	133%
New Listings	59	\$19,500,000	\$2,485,983	\$1,750,000	185%
Inventory	187	\$19,500,000	\$3,686,997	\$2,250,000	183%

<b>Vineyard Haven</b>		Absorption Rate: 6 Months of Inventory			
	<b>Number</b>	<b>Highest</b>	<b>Average Price</b>	<b>Median Price</b>	<b>Avg % Assessed</b>
Sales	23	\$2,600,000	\$1,170,717	\$800,000	126%
New Listings	10	\$13,000,000	\$2,256,200	\$1,025,000	179%
Inventory	37	\$13,900,000	\$3,879,838	\$1,850,000	167%

<b>Edgartown</b>		Absorption Rate: 5 Months of Inventory			
	<b>Number</b>	<b>Highest</b>	<b>Average Price</b>	<b>Median Price</b>	<b>Avg % Assessed</b>
Sales	29	\$15,400,000	\$2,712,210	\$1,989,900	135%
New Listings	26	\$19,500,000	\$2,837,231	\$2,314,500	201%
Inventory	74	\$19,500,000	\$3,896,297	\$2,472,500	209%

<b>Oak Bluffs</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	19	\$2,300,000	\$1,124,474	\$917,500	152%
New Listings	10	\$1,750,000	\$1,069,800	\$1,015,000	167%
Inventory	28	\$3,950,000	\$1,368,657	\$1,284,500	189%

<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	14	\$3,950,000	\$1,362,564	\$1,007,500	121%
New Listings	5	\$3,885,000	\$2,741,000	\$2,750,000	123%

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Inventory	20	\$12,800,000	\$4,315,400	\$2,495,000	121%
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<b>Chilmark</b>		Absorption Rate: 7 Months of Inventory			
	<b>Number</b>	<b>Highest</b>	<b>Average Price</b>	<b>Median Price</b>	<b>Avg % Assessed</b>
Sales	5	\$4,800,000	\$2,489,000	\$2,300,000	123%
New Listings	6	\$7,995,000	\$3,849,167	\$2,912,500	201%
Inventory	21	\$15,000,000	\$5,497,286	\$3,675,000	180%

<b>Aquinnah</b>		Absorption Rate: 7 Months of Inventory			
	<b>Number</b>	<b>Highest</b>	<b>Average Price</b>	<b>Median Price</b>	<b>Avg % Assessed</b>
Sales	1	\$1,700,000	\$1,700,000	\$1,700,000	98%
New Listings	2	\$1,650,000	\$1,422,500	\$1,422,500	165%
Inventory	7	\$4,500,000	\$2,502,143	\$2,600,000	154%