

Statistics for 11/1/2019 through 11/30/2019

Martha's Vineyard		Absorption Rate: 7 Months of Inventory			
	Number	Highest	Average Price	Median Price	Avg % Assessed
Sales	36	\$13,000,000	\$2,540,597	\$943,500	126%
New Listings	22	\$4,400,000	\$1,562,023	\$1,122,500	6424%
Inventory	261	\$19,500,000	\$2,987,478	\$1,700,000	695%

Vineyard Haven		Absorption Rate: 7 Months of Inventory			
	Number	Highest	Average Price	Median Price	Avg % Assessed
Sales	4	\$962,500	\$777,125	\$774,500	117%
New Listings	6	\$1,150,000	\$713,583	\$639,000	23154%
Inventory	50	\$13,900,000	\$2,739,430	\$1,449,000	3016%

Edgartown		Absorption Rate: 9 Months of Inventory			
	Number	Highest	Average Price	Median Price	Avg % Assessed
Sales	12	\$13,000,000	\$4,996,875	\$4,256,500	147%
New Listings	8	\$4,400,000	\$2,244,250	\$2,262,500	167%
Inventory	100	\$19,500,000	\$3,493,028	\$2,095,000	156%

Oak Bluffs		Absorption Rate: 4 Months of Inventory			
	Number	Highest	Average Price	Median Price	Avg % Assessed
Sales	9	\$1,800,000	\$820,056	\$630,000	114%
New Listings	5	\$4,350,000	\$1,892,800	\$1,395,000	139%
Inventory	43	\$4,350,000	\$1,362,463	\$1,135,000	175%

West Tisbury		Absorption Rate: 7 Months of Inventory			
	Number	Highest	Average Price	Median Price	Avg % Assessed
Sales	6	\$3,425,000	\$1,391,667	\$920,000	103%
New Listings	2	\$1,095,000	\$970,000	\$970,000	102%

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Inventory	28	\$17,000,000	\$3,413,571	\$1,892,500	137%
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Chilmark		Absorption Rate: 8 Months of Inventory			
	Number	Highest	Average Price	Median Price	Avg % Assessed
Sales	5	\$4,400,000	\$2,532,000	\$3,250,000	130%
New Listings	0				
Inventory	25	\$15,000,000	\$4,021,500	\$2,600,000	162%

Aquinnah		Absorption Rate: 15 Months of Inventory			
	Number	Highest	Average Price	Median Price	Avg % Assessed
Sales	0				
New Listings	1	\$725,000	\$725,000	\$725,000	171%
Inventory	15	\$6,350,000	\$2,583,600	\$1,795,000	172%