

# Statistics for 12/1/2018 through 12/31/2018

<b>Martha's Vineyard</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	39	\$6,700,000	\$1,549,361	\$972,600	133%
New Listings	7	\$5,300,000	\$1,624,286	\$995,000	129%
Inventory	222	\$27,500,000	\$3,082,813	\$1,672,500	155%

<b>Vineyard Haven</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	4	\$1,365,000	\$1,027,500	\$1,072,500	125%
New Listings	2	\$680,000	\$527,500	\$527,500	122%
Inventory	44	\$11,750,000	\$2,142,884	\$1,295,000	140%

<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	15	\$5,300,000	\$1,718,997	\$1,250,000	115%
New Listings	2	\$5,300,000	\$2,962,500	\$2,962,500	151%
Inventory	74	\$27,500,000	\$4,495,716	\$2,837,500	167%

<b>Oak Bluffs</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	8	\$2,150,000	\$799,063	\$635,000	198%
New Listings	2	\$2,400,000	\$1,697,500	\$1,697,500	128%
Inventory	34	\$4,995,000	\$1,486,082	\$934,950	161%

<b>West Tisbury</b>		Absorption Rate: 9 Months of Inventory			
	<b>Number</b>	<b>Highest</b>	<b>Average Price</b>	<b>Median Price</b>	<b>Avg % Assessed</b>
Sales	4	\$1,475,000	\$986,900	\$868,800	122%
New Listings	1	\$995,000	\$995,000	\$995,000	97%

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Inventory	38	\$14,500,000	\$1,919,180	\$1,267,500	129%
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<b>Chilmark</b>		Absorption Rate: 8 Months of Inventory			
	<b>Number</b>	<b>Highest</b>	<b>Average Price</b>	<b>Median Price</b>	<b>Avg % Assessed</b>
Sales	7	\$6,700,000	\$2,460,000	\$2,020,000	128%
New Listings	0				
Inventory	26	\$14,850,000	\$4,442,842	\$2,975,000	154%

<b>Aquinnah</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	1	\$2,970,000	\$2,970,000	\$2,970,000	154%
New Listings	0				
Inventory	6	\$6,350,000	\$3,074,167	\$2,697,500	257%