

Provincetown 02657

ZIP code · MA · Massachusetts > Barnstable County > Provincetown

SELLER'S MARKET

\$1.3M

MEDIAN SALE PRICE

+7.1%

1-YR CHANGE

172

SALES (12 MO)

\$1.1M

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 65 / 100

Buyer's market

Balanced

Seller's market

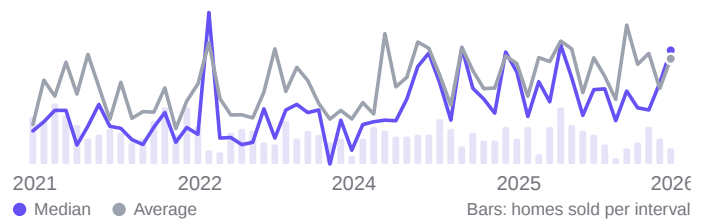
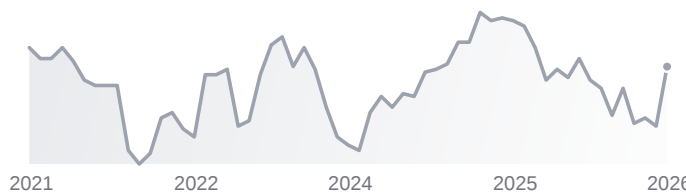
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

65 / 100

Sale prices

Median \$1.6M · Average \$1.5M

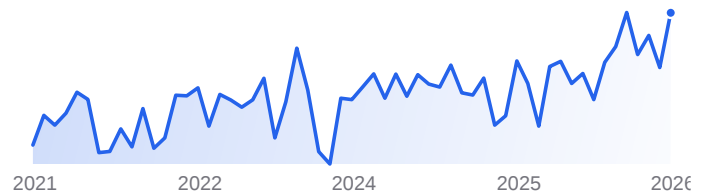
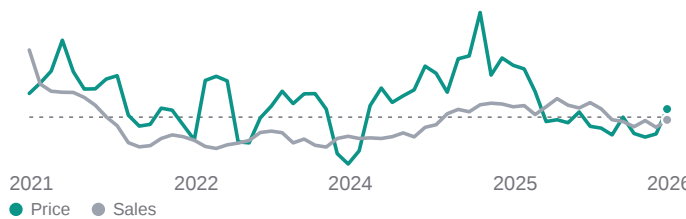


Growth (year over year)

Price +7.1% · Sales -2.3%

Price per square foot

\$1793/ft²



Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

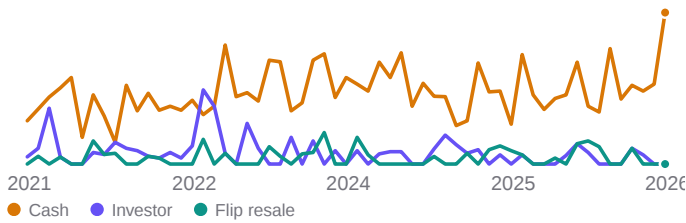
4.4%



BUYERS & OUTCOMES

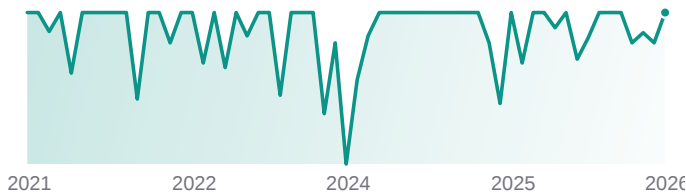
Buyer mix

Cash 88% · Investor 0% · Flip resale 0%



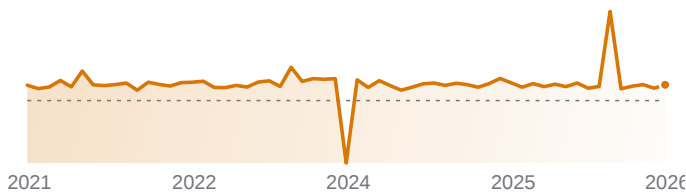
Sellers who sold at a gain

100%

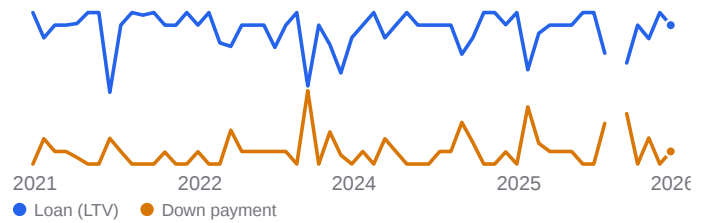


Median annualized return at resale

+7.5%

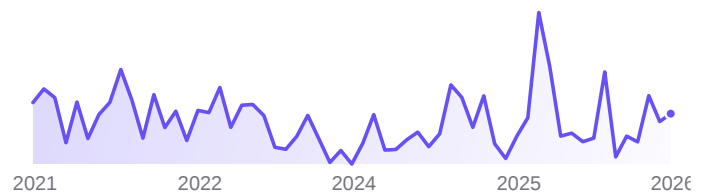


Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



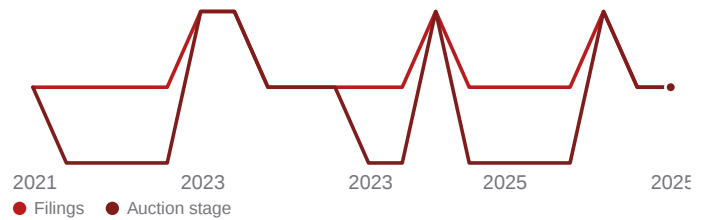
Typical hold before selling

9.4 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	3,907
Median value (AVM)	\$1.1M
Median size	1,002 ft²
Median bedrooms	2
Median year built	1950
Single family	23%
Condos	67%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	76%
Underwater (LTV 125% or more)	0.7%
Owner occupied	31%
Company owned	27%
Median loan-to-value	29%

Typical ownership tenure

10.7 yrs

COMMUNITY

Population	4,304
Density	208 / mi²
Median household income	\$103K
Average household income	\$138K
Crime index (US avg 100)	182
Air pollution index (US avg 100)	92
Earthquake index (US avg 100)	61
Homes occupied	46%
Bachelor's or higher	33%
Poverty rate	7.7%
Unemployment	1.9%
Average temp	51°F
Annual precip	44 in
Sunshine	58%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.