

# Local Market Update – June 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Back Bay

### Single-Family Properties

Key Metrics	June			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	0	0	--	1	1	0.0%
Closed Sales	0	0	--	2	1	- 50.0%
Median Sales Price*	\$0	\$0	--	\$4,337,500	\$4,075,000	- 6.1%
Inventory of Homes for Sale	9	1	- 88.9%	--	--	--
Months Supply of Inventory	7.2	0.8	- 88.9%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	94	199	+ 111.7%
Percent of Original List Price Received*	0.0%	0.0%	--	97.6%	75.5%	- 22.6%
New Listings	1	0	- 100.0%	9	0	- 100.0%

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

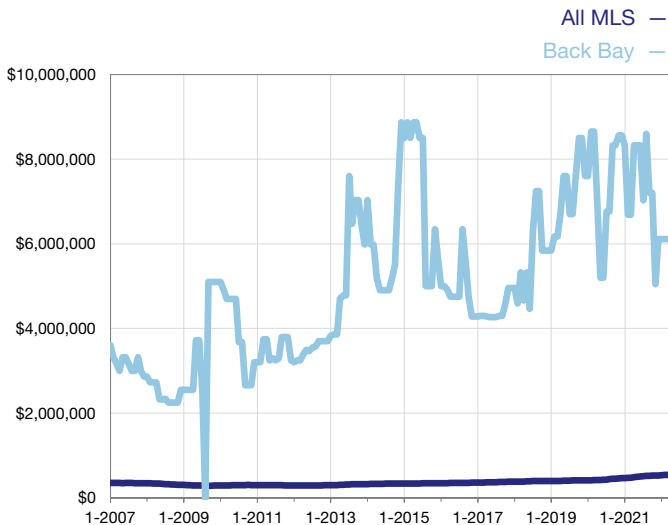
### Condominium Properties

Key Metrics	June			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	43	30	- 30.2%	218	194	- 11.0%
Closed Sales	44	45	+ 2.3%	190	176	- 7.4%
Median Sales Price*	\$1,187,500	\$1,750,000	+ 47.4%	\$1,225,000	\$1,537,500	+ 25.5%
Inventory of Homes for Sale	165	124	- 24.8%	--	--	--
Months Supply of Inventory	5.6	4.0	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	74	28	- 62.2%	96	66	- 31.3%
Percent of Original List Price Received*	97.6%	99.4%	+ 1.8%	94.9%	97.1%	+ 2.3%
New Listings	61	45	- 26.2%	329	324	- 1.5%

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation

