

# Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Brookline

### Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	6	1	- 83.3%	149	110	- 26.2%
Closed Sales	15	6	- 60.0%	148	118	- 20.3%
Median Sales Price*	\$2,480,000	<b>\$3,742,500</b>	+ 50.9%	\$2,026,712	<b>\$2,387,500</b>	+ 17.8%
Inventory of Homes for Sale	15	14	- 6.7%	--	--	--
Months Supply of Inventory	1.2	1.5	+ 25.0%	--	--	--
Cumulative Days on Market Until Sale	28	80	+ 185.7%	40	34	- 15.0%
Percent of Original List Price Received*	99.1%	100.5%	+ 1.4%	99.6%	101.3%	+ 1.7%
New Listings	2	3	+ 50.0%	195	165	- 15.4%

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

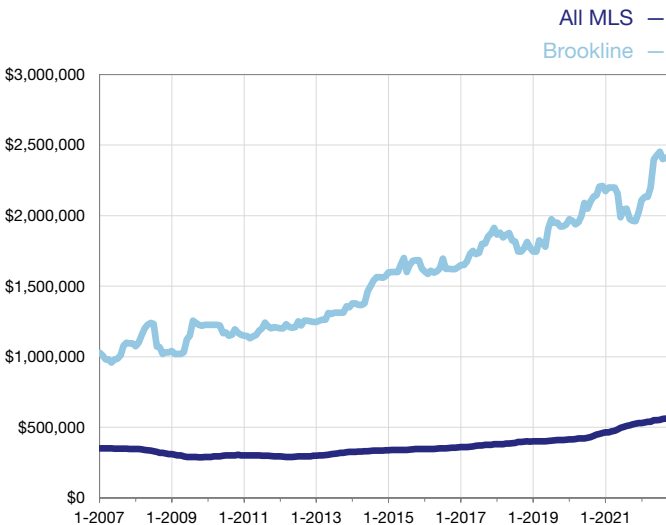
### Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	28	16	- 42.9%	589	431	- 26.8%
Closed Sales	48	35	- 27.1%	578	453	- 21.6%
Median Sales Price*	\$812,000	<b>\$1,075,000</b>	+ 32.4%	\$851,250	<b>\$910,000</b>	+ 6.9%
Inventory of Homes for Sale	42	40	- 4.8%	--	--	--
Months Supply of Inventory	0.9	1.1	+ 22.2%	--	--	--
Cumulative Days on Market Until Sale	60	49	- 18.3%	47	38	- 19.1%
Percent of Original List Price Received*	96.5%	94.3%	- 2.3%	98.3%	98.9%	+ 0.6%
New Listings	9	11	+ 22.2%	724	613	- 15.3%

\* 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

