

Local Market Update – November 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Midtown / Theatre District

Single-Family Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	0	0	--	1	0	- 100.0%
Closed Sales	0	0	--	1	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$1,050,000	\$0	- 100.0%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	91	0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	80.8%	0.0%	- 100.0%
New Listings	0	0	--	0	0	--

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

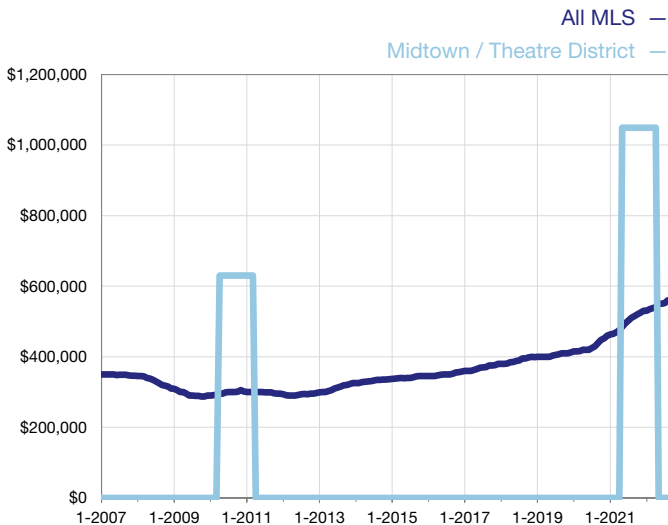
Condominium Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	4	11	+ 175.0%	79	98	+ 24.1%
Closed Sales	6	4	- 33.3%	82	75	- 8.5%
Median Sales Price*	\$1,445,000	\$2,050,000	+ 41.9%	\$1,225,000	\$1,360,000	+ 11.0%
Inventory of Homes for Sale	42	64	+ 52.4%	--	--	--
Months Supply of Inventory	5.9	7.5	+ 27.1%	--	--	--
Cumulative Days on Market Until Sale	62	90	+ 45.2%	128	109	- 14.8%
Percent of Original List Price Received*	96.1%	95.4%	- 0.7%	94.5%	95.8%	+ 1.4%
New Listings	7	13	+ 85.7%	144	213	+ 47.9%

* 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

