

Local Market Update – March 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Midtown / Theatre District

Single-Family Properties

Key Metrics	March			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
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.

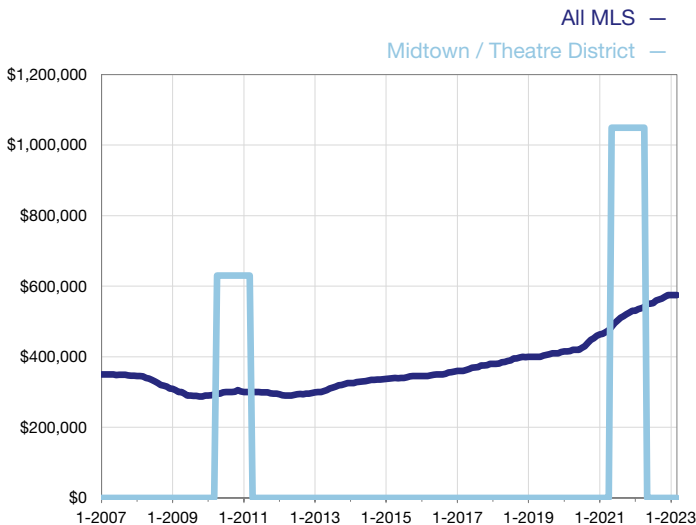
Condominium Properties

Key Metrics	March			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	19	16	- 15.8%	29	28	- 3.4%
Closed Sales	12	6	- 50.0%	20	12	- 40.0%
Median Sales Price*	\$1,365,000	\$1,066,000	- 21.9%	\$1,605,000	\$1,397,500	- 12.9%
Inventory of Homes for Sale	53	77	+ 45.3%	--	--	--
Months Supply of Inventory	6.8	9.3	+ 36.8%	--	--	--
Cumulative Days on Market Until Sale	143	138	- 3.5%	124	117	- 5.6%
Percent of Original List Price Received*	95.8%	97.0%	+ 1.3%	95.2%	95.3%	+ 0.1%
New Listings	25	30	+ 20.0%	60	82	+ 36.7%

* 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

