

# Local Market Update – August 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Allston / Brighton

### Single-Family Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	4	+ 300.0%	22	24	+ 9.1%
Closed Sales	4	1	- 75.0%	24	19	- 20.8%
Median Sales Price*	\$738,500	<b>\$645,000</b>	- 12.7%	\$851,500	<b>\$965,000</b>	+ 13.3%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	1.1	0.3	- 72.7%	--	--	--
Cumulative Days on Market Until Sale	28	45	+ 60.7%	27	25	- 7.4%
Percent of Original List Price Received*	90.1%	<b>90.2%</b>	+ 0.1%	100.5%	<b>101.3%</b>	+ 0.8%
New Listings	2	1	- 50.0%	26	25	- 3.8%

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

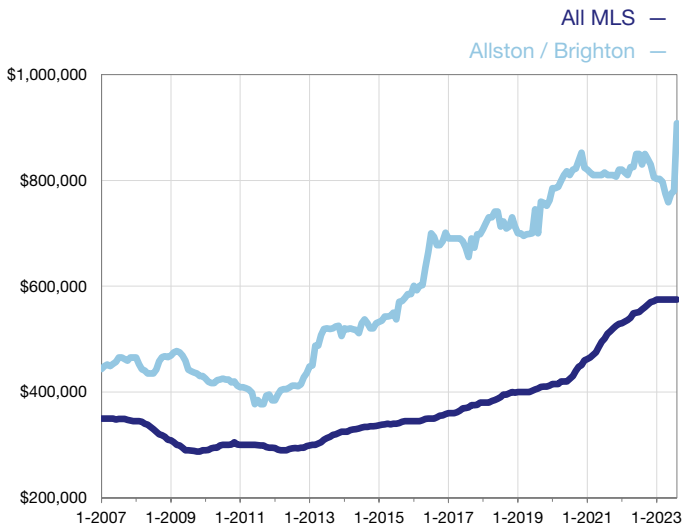
### Condominium Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	23	25	+ 8.7%	270	202	- 25.2%
Closed Sales	18	26	+ 44.4%	181	313	+ 72.9%
Median Sales Price*	\$582,500	<b>\$590,000</b>	+ 1.3%	\$535,000	<b>\$725,000</b>	+ 35.5%
Inventory of Homes for Sale	92	31	- 66.3%	--	--	--
Months Supply of Inventory	2.8	1.3	- 53.6%	--	--	--
Cumulative Days on Market Until Sale	58	30	- 48.3%	45	34	- 24.4%
Percent of Original List Price Received*	96.6%	<b>100.0%</b>	+ 3.5%	99.8%	<b>100.8%</b>	+ 1.0%
New Listings	29	20	- 31.0%	404	258	- 36.1%

\* 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

