

# Local Market Update – August 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Midtown / Theatre District

### Single-Family Properties

Key Metrics	August			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.

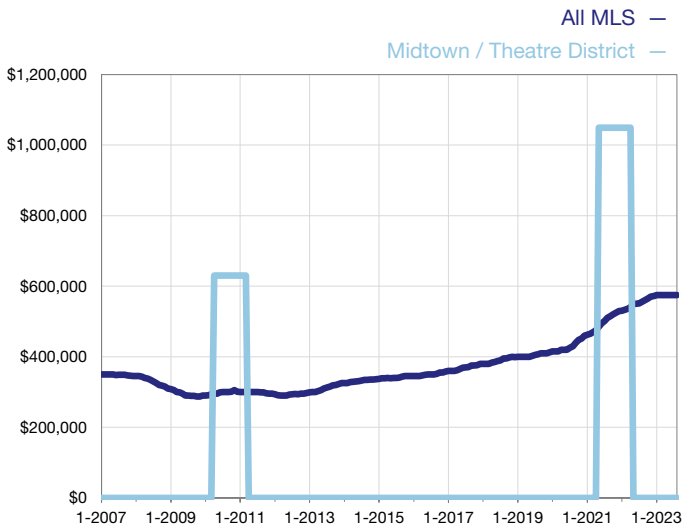
### Condominium Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	5	16	+ 220.0%	63	92	+ 46.0%
Closed Sales	4	10	+ 150.0%	61	83	+ 36.1%
Median Sales Price*	\$880,000	\$2,550,000	+ 189.8%	\$1,360,000	\$1,805,000	+ 32.7%
Inventory of Homes for Sale	57	61	+ 7.0%	--	--	--
Months Supply of Inventory	8.1	5.7	- 29.6%	--	--	--
Cumulative Days on Market Until Sale	238	56	- 76.5%	111	59	- 46.8%
Percent of Original List Price Received*	97.0%	96.9%	- 0.1%	96.2%	97.1%	+ 0.9%
New Listings	3	18	+ 500.0%	134	195	+ 45.5%

\* 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

