

Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

North End / West End

Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	0	1	--
Closed Sales	0	1	--	0	1	--
Median Sales Price*	\$0	\$1,145,000	--	\$0	\$1,145,000	--
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	1.0	--	--	--	--
Cumulative Days on Market Until Sale	0	19	--	0	19	--
Percent of Original List Price Received*	0.0%	96.2%	--	0.0%	96.2%	--
New Listings	0	0	--	0	2	--

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

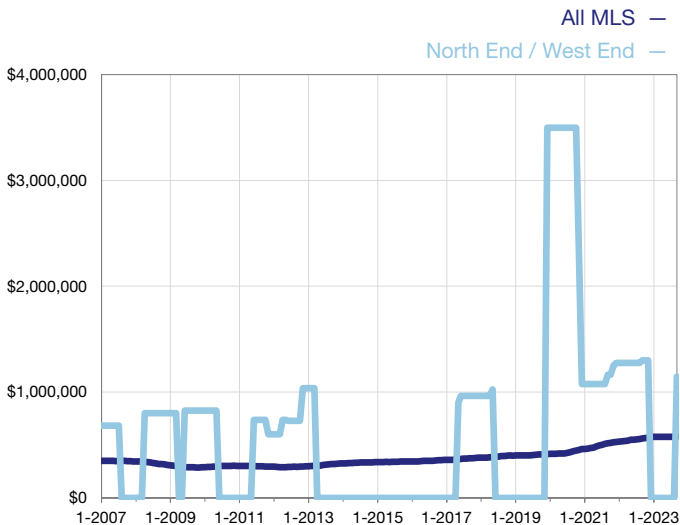
Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	4	6	+ 50.0%	84	67	- 20.2%
Closed Sales	8	6	- 25.0%	80	64	- 20.0%
Median Sales Price*	\$980,000	\$522,500	- 46.7%	\$647,500	\$617,000	- 4.7%
Inventory of Homes for Sale	34	24	- 29.4%	--	--	--
Months Supply of Inventory	4.2	3.3	- 21.4%	--	--	--
Cumulative Days on Market Until Sale	60	78	+ 30.0%	50	84	+ 68.0%
Percent of Original List Price Received*	96.2%	96.7%	+ 0.5%	97.3%	97.2%	- 0.1%
New Listings	11	12	+ 9.1%	124	101	- 18.5%

* 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

