

Local Market Update – October 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Midtown / Theatre District

Single-Family Properties

Key Metrics	October			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.

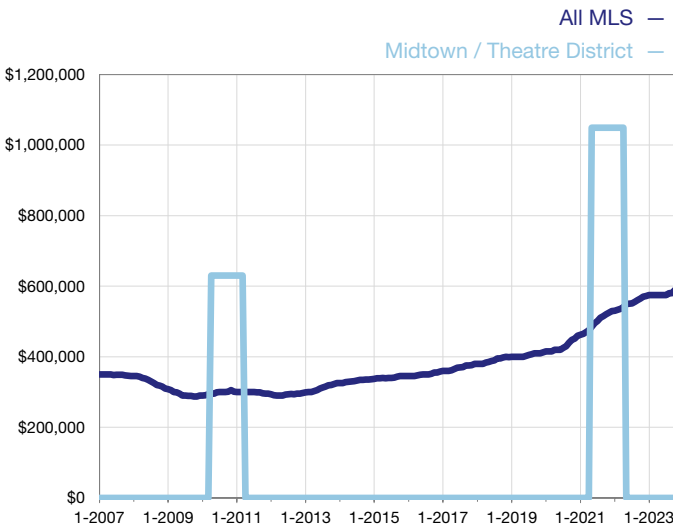
Condominium Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	19	9	- 52.6%	88	111	+ 26.1%
Closed Sales	8	4	- 50.0%	71	97	+ 36.6%
Median Sales Price*	\$1,348,500	\$2,250,000	+ 66.9%	\$1,360,000	\$1,750,000	+ 28.7%
Inventory of Homes for Sale	73	83	+ 13.7%	--	--	--
Months Supply of Inventory	9.0	8.1	- 10.0%	--	--	--
Cumulative Days on Market Until Sale	105	129	+ 22.9%	110	62	- 43.6%
Percent of Original List Price Received*	93.0%	95.6%	+ 2.8%	95.8%	96.9%	+ 1.1%
New Listings	20	22	+ 10.0%	194	244	+ 25.8%

* 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

