

Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Midtown / Theatre District

Single-Family Properties

Key Metrics	November			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.

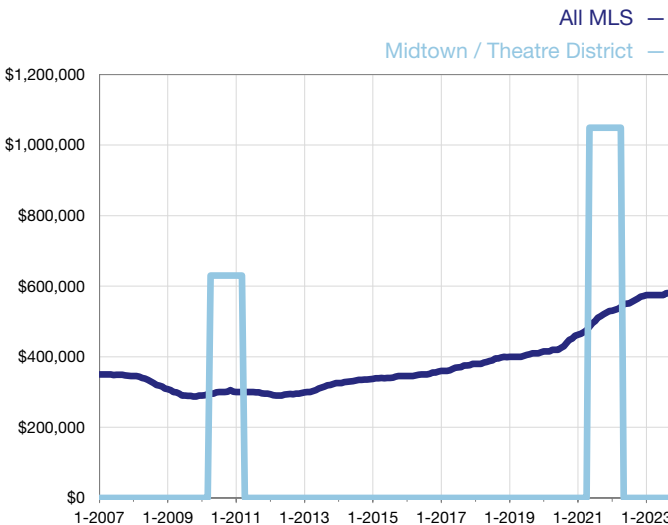
Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	7	13	+ 85.7%	95	124	+ 30.5%
Closed Sales	9	6	- 33.3%	80	103	+ 28.8%
Median Sales Price*	\$740,000	\$1,399,500	+ 89.1%	\$1,282,500	\$1,745,000	+ 36.1%
Inventory of Homes for Sale	73	70	- 4.1%	--	--	--
Months Supply of Inventory	8.8	6.5	- 26.1%	--	--	--
Cumulative Days on Market Until Sale	56	89	+ 58.9%	104	64	- 38.5%
Percent of Original List Price Received*	98.0%	92.7%	- 5.4%	96.0%	96.6%	+ 0.6%
New Listings	12	24	+ 100.0%	206	268	+ 30.1%

* 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

