

Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

North End / West End

Single-Family Properties

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

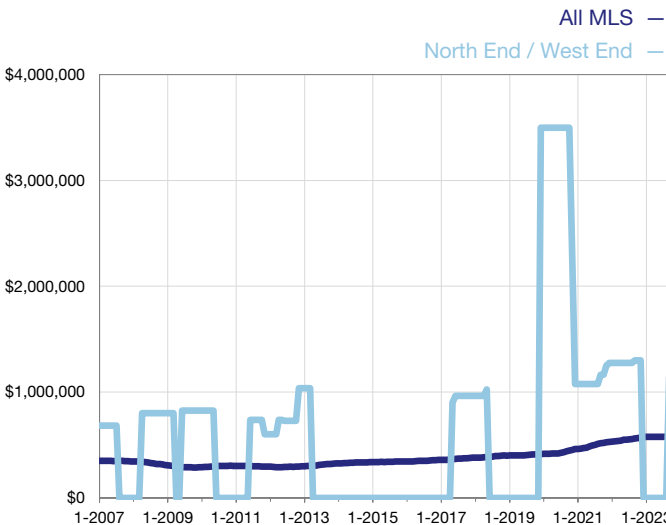
Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	5	4	- 20.0%	99	77	- 22.2%
Closed Sales	7	5	- 28.6%	93	76	- 18.3%
Median Sales Price*	\$889,000	\$940,000	+ 5.7%	\$650,000	\$635,000	- 2.3%
Inventory of Homes for Sale	27	24	- 11.1%	--	--	--
Months Supply of Inventory	3.1	3.6	+ 16.1%	--	--	--
Cumulative Days on Market Until Sale	54	54	0.0%	54	80	+ 48.1%
Percent of Original List Price Received*	96.2%	96.1%	- 0.1%	97.0%	97.0%	0.0%
New Listings	5	9	+ 80.0%	139	122	- 12.2%

* 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

