

Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Beacon Hill

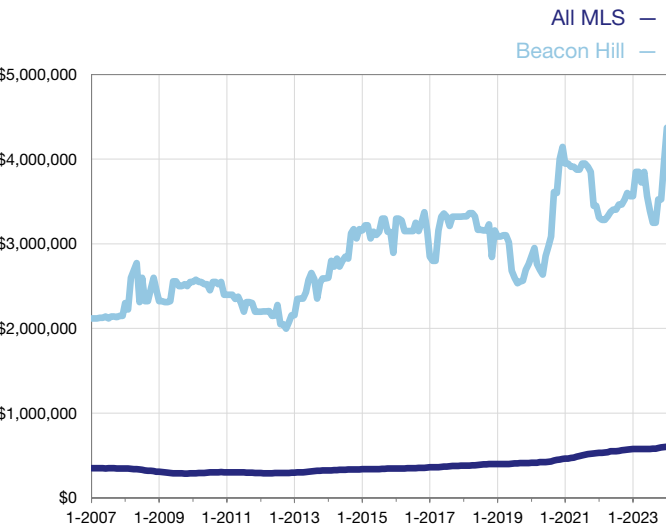
Single-Family Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	1	0	- 100.0%	1	0	- 100.0%
Closed Sales	1	0	- 100.0%	1	0	- 100.0%
Median Sales Price*	\$1,600,000	\$0	- 100.0%	\$1,600,000	\$0	- 100.0%
Inventory of Homes for Sale	4	12	+ 200.0%	--	--	--
Months Supply of Inventory	1.9	6.0	+ 215.8%	--	--	--
Cumulative Days on Market Until Sale	104	0	- 100.0%	104	0	- 100.0%
Percent of Original List Price Received*	85.3%	0.0%	- 100.0%	85.3%	0.0%	- 100.0%
New Listings	1	5	+ 400.0%	1	5	+ 400.0%

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

Condominium Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	5	2	- 60.0%	5	2	- 60.0%
Closed Sales	5	2	- 60.0%	5	2	- 60.0%
Median Sales Price*	\$690,000	\$1,009,000	+ 46.2%	\$690,000	\$1,009,000	+ 46.2%
Inventory of Homes for Sale	38	19	- 50.0%	--	--	--
Months Supply of Inventory	3.3	2.2	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	30	57	+ 90.0%	30	57	+ 90.0%
Percent of Original List Price Received*	97.6%	96.9%	- 0.7%	97.6%	96.9%	- 0.7%
New Listings	10	10	0.0%	10	10	0.0%

* 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

