

Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Charlestown

Single-Family Properties

Key Metrics	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	0	1	--	0	1	--
Closed Sales	2	0	- 100.0%	2	0	- 100.0%
Median Sales Price*	\$1,326,250	\$0	- 100.0%	\$1,326,250	\$0	- 100.0%
Inventory of Homes for Sale	7	3	- 57.1%	--	--	--
Months Supply of Inventory	1.2	0.8	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	89	0	- 100.0%	89	0	- 100.0%
Percent of Original List Price Received*	82.6%	0.0%	- 100.0%	82.6%	0.0%	- 100.0%
New Listings	1	1	0.0%	1	1	0.0%

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

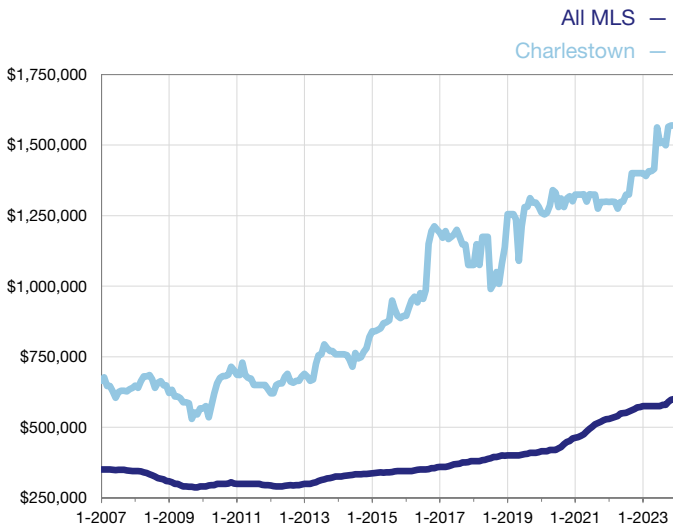
Condominium Properties

Key Metrics	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	5	5	0.0%	5	5	0.0%
Closed Sales	4	5	+ 25.0%	4	5	+ 25.0%
Median Sales Price*	\$742,000	\$680,000	- 8.4%	\$742,000	\$680,000	- 8.4%
Inventory of Homes for Sale	21	10	- 52.4%	--	--	--
Months Supply of Inventory	1.3	0.9	- 30.8%	--	--	--
Cumulative Days on Market Until Sale	40	58	+ 45.0%	40	58	+ 45.0%
Percent of Original List Price Received*	99.2%	92.5%	- 6.8%	99.2%	92.5%	- 6.8%
New Listings	12	12	0.0%	12	12	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

