

Local Market Update – May 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Allston / Brighton

Single-Family Properties

Key Metrics	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	7	3	- 57.1%	14	7	- 50.0%
Closed Sales	2	1	- 50.0%	6	3	- 50.0%
Median Sales Price*	\$1,114,000	\$1,225,000	+ 10.0%	\$862,500	\$1,225,000	+ 42.0%
Inventory of Homes for Sale	5	4	- 20.0%	--	--	--
Months Supply of Inventory	2.1	1.7	- 19.0%	--	--	--
Cumulative Days on Market Until Sale	53	25	- 52.8%	40	36	- 10.0%
Percent of Original List Price Received*	96.5%	111.4%	+ 15.4%	99.4%	100.3%	+ 0.9%
New Listings	9	3	- 66.7%	19	11	- 42.1%

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

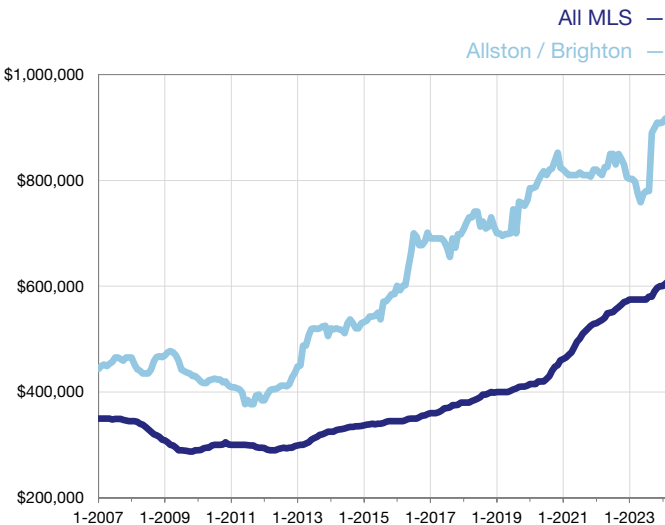
Condominium Properties

Key Metrics	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	33	38	+ 15.2%	123	103	- 16.3%
Closed Sales	75	30	- 60.0%	211	70	- 66.8%
Median Sales Price*	\$799,000	\$567,500	- 29.0%	\$752,500	\$535,000	- 28.9%
Inventory of Homes for Sale	72	60	- 16.7%	--	--	--
Months Supply of Inventory	3.1	3.0	- 3.2%	--	--	--
Cumulative Days on Market Until Sale	34	23	- 32.4%	37	35	- 5.4%
Percent of Original List Price Received*	100.1%	101.8%	+ 1.7%	100.9%	100.8%	- 0.1%
New Listings	44	45	+ 2.3%	175	171	- 2.3%

* 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

