

Local Market Update – October 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Allston / Brighton

Single-Family Properties

Key Metrics	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	2	2	0.0%	26	21	- 19.2%
Closed Sales	0	3	--	24	17	- 29.2%
Median Sales Price*	\$0	\$850,000	--	\$945,000	\$1,151,000	+ 21.8%
Inventory of Homes for Sale	1	5	+ 400.0%	--	--	--
Months Supply of Inventory	0.3	2.4	+ 700.0%	--	--	--
Cumulative Days on Market Until Sale	0	13	--	23	37	+ 60.9%
Percent of Original List Price Received*	0.0%	102.9%	--	102.3%	104.4%	+ 2.1%
New Listings	2	2	0.0%	29	28	- 3.4%

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

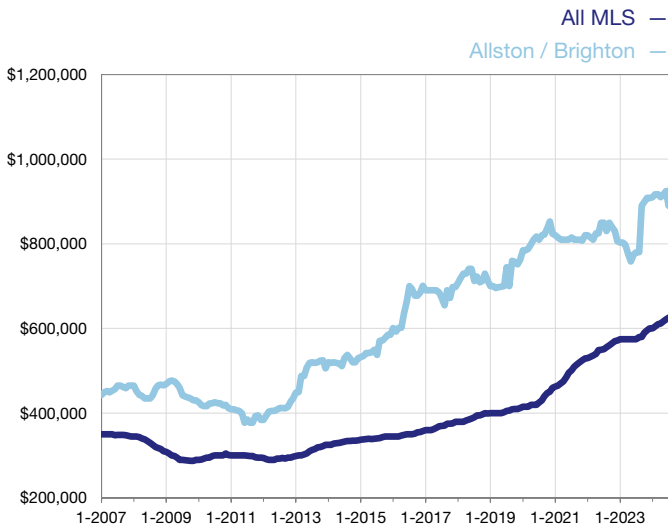
Condominium Properties

Key Metrics	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	12	22	+ 83.3%	233	200	- 14.2%
Closed Sales	5	11	+ 120.0%	343	212	- 38.2%
Median Sales Price*	\$649,500	\$682,000	+ 5.0%	\$706,500	\$594,500	- 15.9%
Inventory of Homes for Sale	75	58	- 22.7%	--	--	--
Months Supply of Inventory	3.5	3.1	- 11.4%	--	--	--
Cumulative Days on Market Until Sale	26	55	+ 111.5%	34	38	+ 11.8%
Percent of Original List Price Received*	100.3%	99.8%	- 0.5%	100.8%	99.8%	- 1.0%
New Listings	31	22	- 29.0%	338	325	- 3.8%

* 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

