

Local Market Update – October 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

North End / West End

Single-Family Properties

Key Metrics	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	0	0	--	1	0	- 100.0%
Closed Sales	0	0	--	1	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$1,145,000	\$0	- 100.0%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	19	0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	96.2%	0.0%	- 100.0%
New Listings	0	0	--	2	0	- 100.0%

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

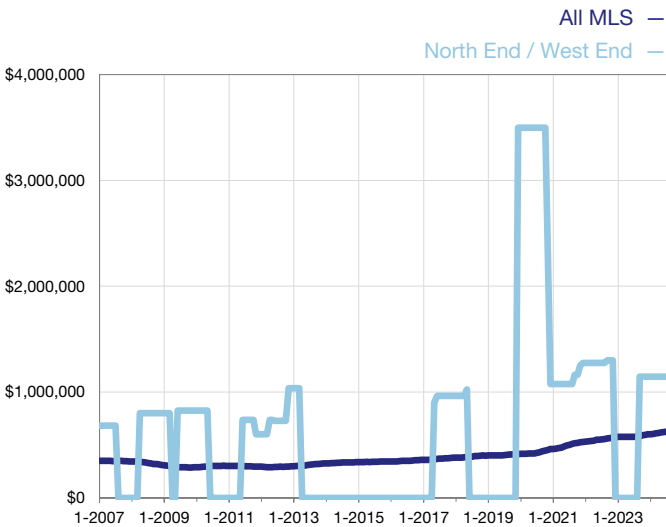
Condominium Properties

Key Metrics	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	7	5	- 28.6%	72	92	+ 27.8%
Closed Sales	7	6	- 14.3%	71	94	+ 32.4%
Median Sales Price*	\$675,000	\$686,000	+ 1.6%	\$629,000	\$649,000	+ 3.2%
Inventory of Homes for Sale	26	34	+ 30.8%	--	--	--
Months Supply of Inventory	3.9	3.9	0.0%	--	--	--
Cumulative Days on Market Until Sale	56	64	+ 14.3%	81	63	- 22.2%
Percent of Original List Price Received*	95.6%	98.1%	+ 2.6%	97.0%	97.6%	+ 0.6%
New Listings	12	16	+ 33.3%	114	146	+ 28.1%

* 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

