

# Local Market Update – February 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Allston / Brighton

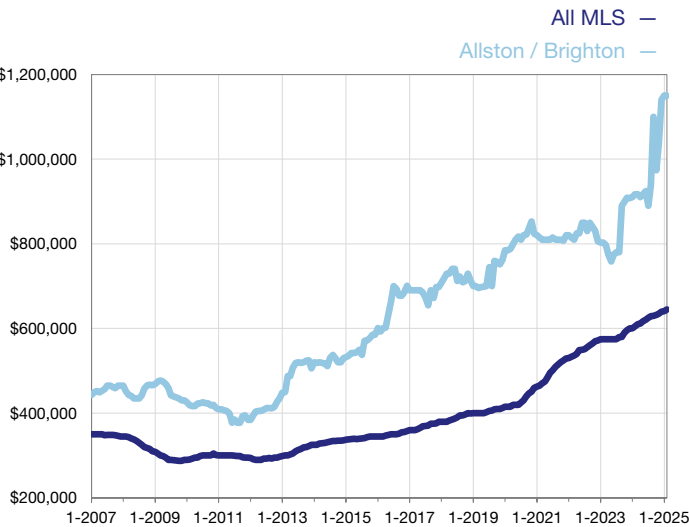
Single-Family Properties	February			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	0	0	--	2	1	- 50.0%
Closed Sales	0	2	--	1	2	+ 100.0%
Median Sales Price*	\$0	\$1,019,000	--	\$980,000	\$1,019,000	+ 4.0%
Inventory of Homes for Sale	2	3	+ 50.0%	--	--	--
Months Supply of Inventory	0.7	1.5	+ 114.3%	--	--	--
Cumulative Days on Market Until Sale	0	75	--	71	75	+ 5.6%
Percent of Original List Price Received*	0.0%	86.9%	--	89.2%	86.9%	- 2.6%
New Listings	0	2	--	3	3	0.0%

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

Condominium Properties	February			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	12	33	+ 175.0%	19	48	+ 152.6%
Closed Sales	10	16	+ 60.0%	19	25	+ 31.6%
Median Sales Price*	\$580,000	\$821,000	+ 41.6%	\$558,000	\$797,000	+ 42.8%
Inventory of Homes for Sale	41	46	+ 12.2%	--	--	--
Months Supply of Inventory	2.0	2.2	+ 10.0%	--	--	--
Cumulative Days on Market Until Sale	30	57	+ 90.0%	53	47	- 11.3%
Percent of Original List Price Received*	103.1%	98.5%	- 4.5%	100.3%	98.8%	- 1.5%
New Listings	19	25	+ 31.6%	38	61	+ 60.5%

\* 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

