

Local Market Update – February 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Boylston

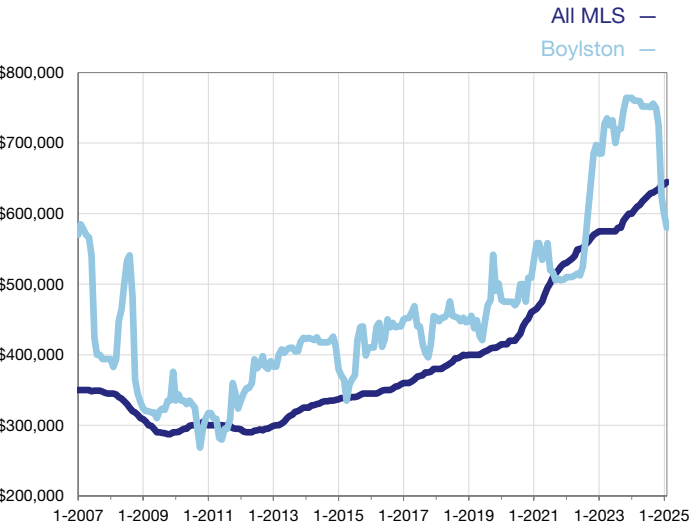
Single-Family Properties	February			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	1	3	+ 200.0%	1	6	+ 500.0%
Closed Sales	0	2	--	1	4	+ 300.0%
Median Sales Price*	\$0	\$499,500	--	\$650,000	\$499,500	- 23.2%
Inventory of Homes for Sale	5	1	- 80.0%	--	--	--
Months Supply of Inventory	1.6	0.3	- 81.3%	--	--	--
Cumulative Days on Market Until Sale	0	27	--	41	43	+ 4.9%
Percent of Original List Price Received*	0.0%	105.1%	--	94.3%	97.2%	+ 3.1%
New Listings	3	2	- 33.3%	4	5	+ 25.0%

* 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	1	0	- 100.0%	2	1	- 50.0%
Closed Sales	2	0	- 100.0%	4	0	- 100.0%
Median Sales Price*	\$651,448	\$0	- 100.0%	\$646,510	\$0	- 100.0%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.6	0.8	+ 33.3%	--	--	--
Cumulative Days on Market Until Sale	108	0	- 100.0%	60	0	- 100.0%
Percent of Original List Price Received*	100.2%	0.0%	- 100.0%	101.7%	0.0%	- 100.0%
New Listings	2	0	- 100.0%	2	0	- 100.0%

* 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

