

Beacon Hill

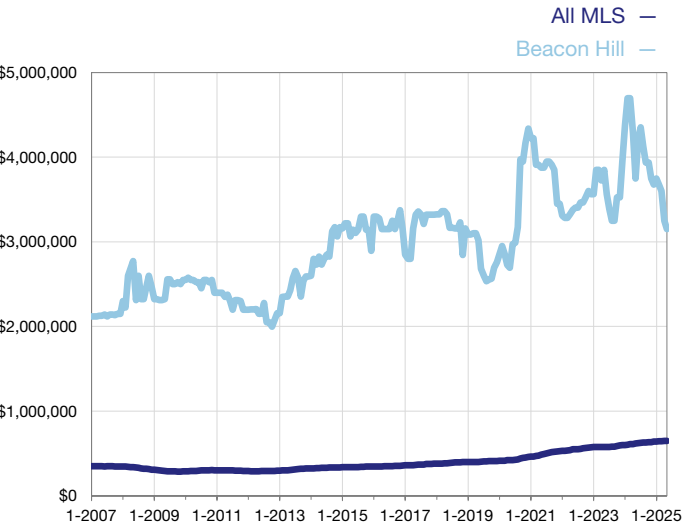
Single-Family Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	3	3	0.0%	16	5	- 68.8%
Closed Sales	5	0	- 100.0%	10	4	- 60.0%
Median Sales Price*	\$3,750,000	\$0	- 100.0%	\$4,017,500	\$3,175,000	- 21.0%
Inventory of Homes for Sale	14	24	+ 71.4%	--	--	--
Months Supply of Inventory	5.1	14.0	+ 174.5%	--	--	--
Cumulative Days on Market Until Sale	75	0	- 100.0%	103	122	+ 18.4%
Percent of Original List Price Received*	96.8%	0.0%	- 100.0%	94.4%	88.7%	- 6.0%
New Listings	2	6	+ 200.0%	24	29	+ 20.8%

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

Condominium Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	16	11	- 31.3%	49	50	+ 2.0%
Closed Sales	15	13	- 13.3%	38	43	+ 13.2%
Median Sales Price*	\$1,325,000	\$760,000	- 42.6%	\$920,000	\$1,130,000	+ 22.8%
Inventory of Homes for Sale	55	47	- 14.5%	--	--	--
Months Supply of Inventory	6.3	5.3	- 15.9%	--	--	--
Cumulative Days on Market Until Sale	46	74	+ 60.9%	44	102	+ 131.8%
Percent of Original List Price Received*	97.9%	95.0%	- 3.0%	98.6%	93.5%	- 5.2%
New Listings	18	17	- 5.6%	97	81	- 16.5%

* 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

