

# Beacon Hill

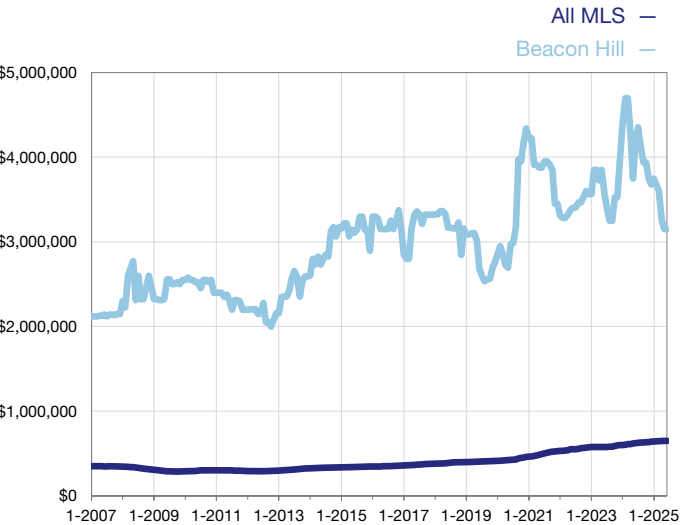
Single-Family Properties	June			Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	1	1	0.0%	17	6	- 64.7%
Closed Sales	4	2	- 50.0%	14	6	- 57.1%
Median Sales Price*	\$3,725,000	\$3,850,000	+ 3.4%	\$3,937,500	\$3,500,000	- 11.1%
Inventory of Homes for Sale	14	23	+ 64.3%	--	--	--
Months Supply of Inventory	5.1	13.4	+ 162.7%	--	--	--
Cumulative Days on Market Until Sale	77	82	+ 6.5%	96	108	+ 12.5%
Percent of Original List Price Received*	89.2%	96.9%	+ 8.6%	92.9%	91.4%	- 1.6%
New Listings	2	3	+ 50.0%	26	31	+ 19.2%

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

Condominium Properties	June			Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	7	13	+ 85.7%	56	63	+ 12.5%
Closed Sales	15	12	- 20.0%	53	56	+ 5.7%
Median Sales Price*	\$815,000	\$1,726,250	+ 111.8%	\$915,000	\$1,236,250	+ 35.1%
Inventory of Homes for Sale	51	47	- 7.8%	--	--	--
Months Supply of Inventory	6.2	5.0	- 19.4%	--	--	--
Cumulative Days on Market Until Sale	43	34	- 20.9%	44	86	+ 95.5%
Percent of Original List Price Received*	99.8%	99.0%	- 0.8%	98.9%	94.7%	- 4.2%
New Listings	11	20	+ 81.8%	108	101	- 6.5%

\* 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

