

# Local Market Update – December 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## North End / West End

### Single-Family Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	0	1	--	0	2	--
Closed Sales	0	0	--	0	1	--
Median Sales Price*	\$0	\$0	--	\$0	\$1,350,000	--
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	105	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	87.1%	--
New Listings	1	0	- 100.0%	1	2	+ 100.0%

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

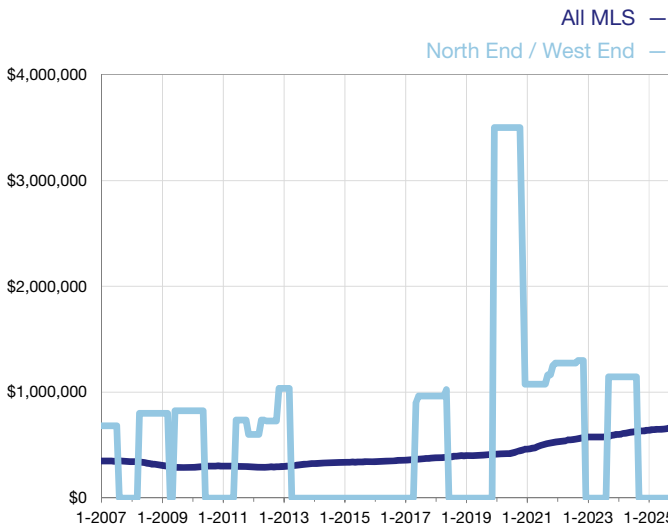
### Condominium Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	6	4	- 33.3%	105	98	- 6.7%
Closed Sales	12	7	- 41.7%	109	99	- 9.2%
Median Sales Price*	\$617,500	\$725,000	+ 17.4%	\$643,000	\$640,000	- 0.5%
Inventory of Homes for Sale	21	20	- 4.8%	--	--	--
Months Supply of Inventory	2.4	2.4	0.0%	--	--	--
Cumulative Days on Market Until Sale	64	82	+ 28.1%	62	61	- 1.6%
Percent of Original List Price Received*	97.6%	91.5%	- 6.2%	97.6%	95.8%	- 1.8%
New Listings	5	0	- 100.0%	155	151	- 2.6%

\* 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

