

# Local Market Update – April 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Brookline

### Single-Family Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	18	19	+ 5.6%	36	47	+ 30.6%
Closed Sales	15	15	0.0%	26	34	+ 30.8%
Median Sales Price*	\$3,080,000	<b>\$2,525,000</b>	- 18.0%	\$2,711,500	<b>\$2,365,000</b>	- 12.8%
Inventory of Homes for Sale	63	58	- 7.9%	--	--	--
Months Supply of Inventory	6.7	5.3	- 20.9%	--	--	--
Cumulative Days on Market Until Sale	59	61	+ 3.4%	60	73	+ 21.7%
Percent of Original List Price Received*	98.3%	100.2%	+ 1.9%	95.4%	97.9%	+ 2.6%
New Listings	32	33	+ 3.1%	87	98	+ 12.6%

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

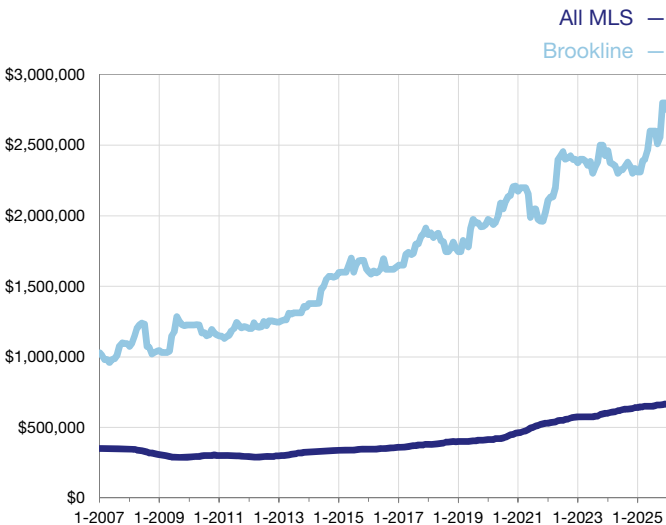
### Condominium Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	57	54	- 5.3%	142	139	- 2.1%
Closed Sales	31	36	+ 16.1%	91	97	+ 6.6%
Median Sales Price*	\$880,000	<b>\$933,500</b>	+ 6.1%	\$936,600	<b>\$1,200,000</b>	+ 28.1%
Inventory of Homes for Sale	123	108	- 12.2%	--	--	--
Months Supply of Inventory	3.7	3.1	- 16.2%	--	--	--
Cumulative Days on Market Until Sale	21	40	+ 90.5%	55	60	+ 9.1%
Percent of Original List Price Received*	102.2%	99.3%	- 2.8%	99.5%	98.3%	- 1.2%
New Listings	102	78	- 23.5%	245	229	- 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

