

Allston / Brighton

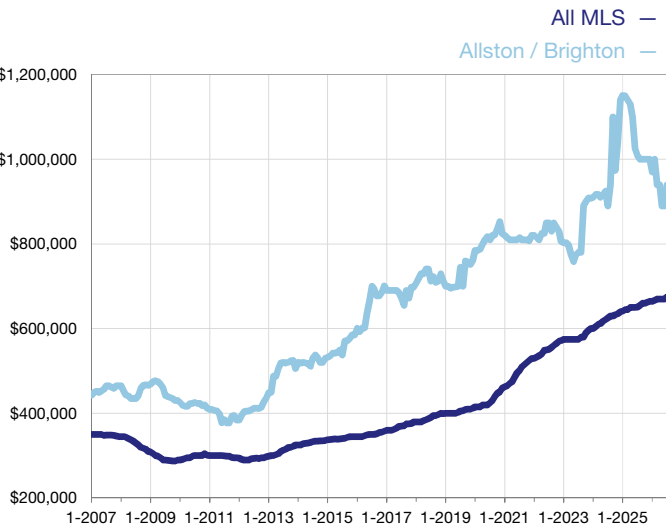
Single-Family Properties	July			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	3	5	+ 66.7%	17	23	+ 35.3%
Closed Sales	3	7	+ 133.3%	14	20	+ 42.9%
Median Sales Price*	\$817,500	\$880,000	+ 7.6%	\$925,000	\$870,000	- 5.9%
Inventory of Homes for Sale	7	9	+ 28.6%	--	--	--
Months Supply of Inventory	2.8	2.8	0.0%	--	--	--
Cumulative Days on Market Until Sale	38	19	- 50.0%	29	32	+ 10.3%
Percent of Original List Price Received*	97.0%	101.0%	+ 4.1%	101.6%	99.3%	- 2.3%
New Listings	1	4	+ 300.0%	24	33	+ 37.5%

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

Condominium Properties	July			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	19	15	- 21.1%	178	148	- 16.9%
Closed Sales	23	22	- 4.3%	156	143	- 8.3%
Median Sales Price*	\$608,000	\$612,000	+ 0.7%	\$617,500	\$575,000	- 6.9%
Inventory of Homes for Sale	94	124	+ 31.9%	--	--	--
Months Supply of Inventory	4.5	6.6	+ 46.7%	--	--	--
Cumulative Days on Market Until Sale	40	59	+ 47.5%	42	56	+ 33.3%
Percent of Original List Price Received*	96.2%	96.7%	+ 0.5%	99.3%	98.0%	- 1.3%
New Listings	30	36	+ 20.0%	297	343	+ 15.5%

* 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

