

Local Market Update – August 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Midtown / Theatre District

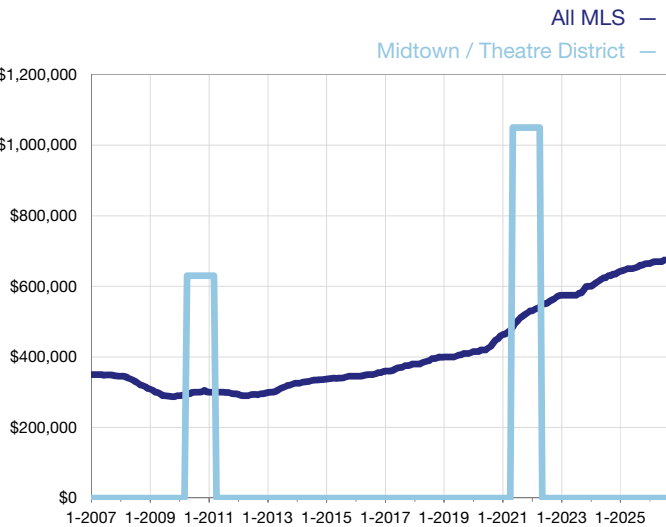
Single-Family Properties	August			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
New Listings	0	0	--	0	0	--

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

Condominium Properties	August			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	10	8	- 20.0%	70	74	+ 5.7%
Closed Sales	11	9	- 18.2%	69	70	+ 1.4%
Median Sales Price*	\$1,425,000	\$1,240,000	- 13.0%	\$1,757,500	\$1,850,000	+ 5.3%
Inventory of Homes for Sale	81	73	- 9.9%	--	--	--
Months Supply of Inventory	9.1	7.9	- 13.2%	--	--	--
Cumulative Days on Market Until Sale	108	76	- 29.6%	85	76	- 10.6%
Percent of Original List Price Received*	96.5%	93.7%	- 2.9%	96.4%	94.7%	- 1.8%
New Listings	12	13	+ 8.3%	193	196	+ 1.6%

* 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

