Local Market Update – October 2026

A RESEARCH TOOL PROVIDED BY THE **MASSACHUSETTS ASSOCIATION OF REALTORS®**

Fenway / Kenmore Square

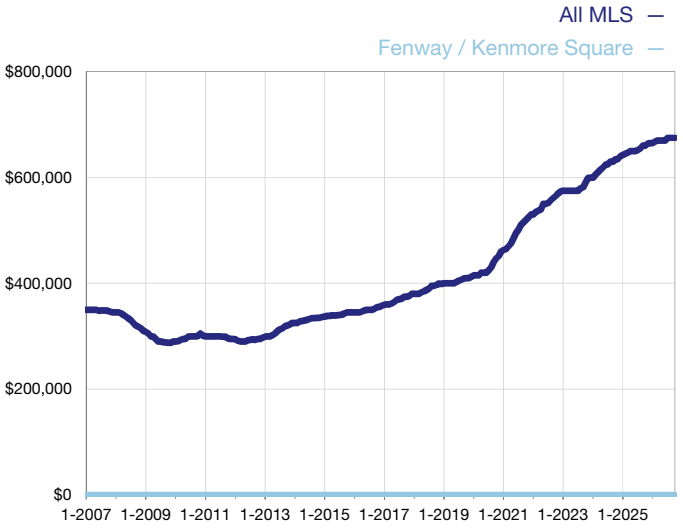
Single-Family Properties	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	0	**0**	--	0	**0**	--
Closed Sales	0	**0**	--	0	**0**	--
Median Sales Price*	$0	**$0**	--	$0	**$0**	--
Inventory of Homes for Sale	0	**0**	--	--	--	--
Months Supply of Inventory	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.

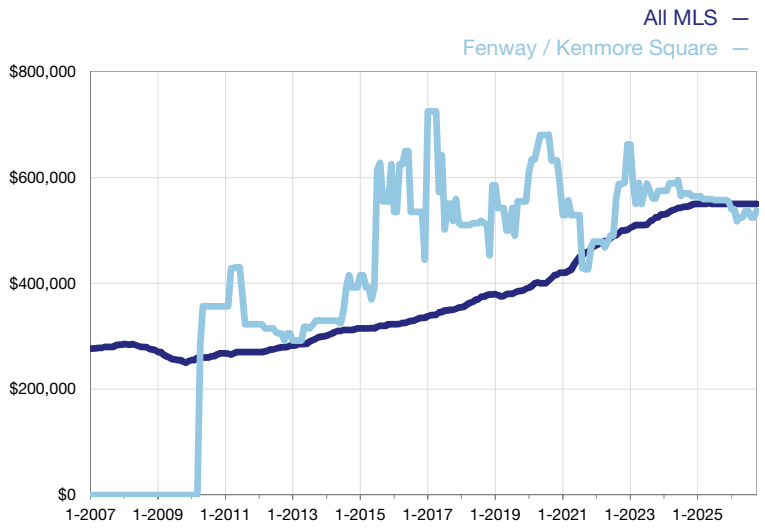
Condominium Properties	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	1	**1**	0.0%	7	**8**	+ 14.3%
Closed Sales	2	**1**	- 50.0%	6	**9**	+ 50.0%
Median Sales Price*	$547,500	**$1,150,000**	+ 110.0%	$557,500	**$550,000**	- 1.3%
Inventory of Homes for Sale	2	**9**	+ 350.0%	--	--	--
Months Supply of Inventory	1.1	**6.0**	+ 445.5%	--	--	--
Cumulative Days on Market Until Sale	94	**155**	+ 64.9%	54	**55**	+ 1.9%
Percent of Original List Price Received*	98.4%	**88.5%**	- 10.1%	96.8%	**93.5%**	- 3.4%
New Listings	0	**1**	--	12	**28**	+ 133.3%

* 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



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