

# Local Market Update for December 2016

A RESEARCH TOOL PROVIDED BY THE GREATER BOSTON ASSOCIATION OF REALTORS®



## Fenway/Kenmore Square

Single-Family Homes	December			Year to Date		
	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
<b>Key Metrics</b>						
Closed Sales	0	0	--	2	0	- 100.0%
Median Sales Price*	--	--	--	\$2,112,500	--	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	--	--	--	--	--	--
Days on Market Until Sale	--	--	--	89	--	--
Percent of Original List Price Received*	--	--	--	94.6%	--	--
New Listings	0	0	--	2	0	- 100.0%
Pending Sales	0	0	--	2	0	- 100.0%

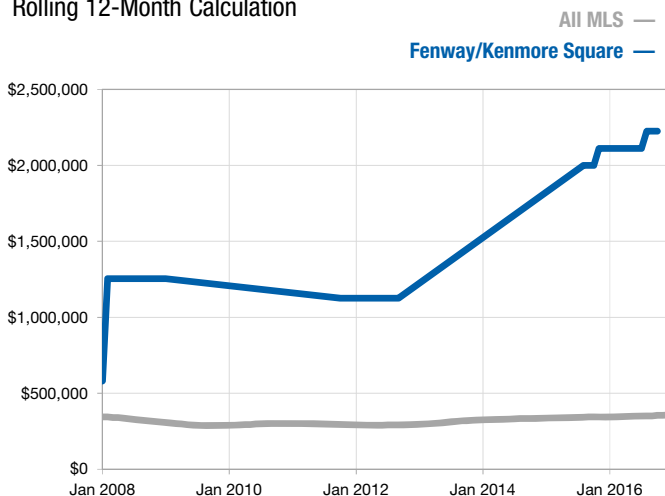
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Condominiums	December			Year to Date		
	2015	2016	Percent Change	Thru 12-2015	Thru 12-2016	Percent Change
<b>Key Metrics</b>						
Closed Sales	7	7	0.0%	76	82	+ 7.9%
Median Sales Price*	\$625,000	<b>\$396,000</b>	- 36.6%	\$475,000	<b>\$485,750</b>	+ 2.3%
Inventory of Homes for Sale	3	8	+ 166.7%	--	--	--
Months Supply of Inventory	0.5	1.2	+ 140.0%	--	--	--
Days on Market Until Sale	89	11	- 87.6%	27	26	- 3.7%
Percent of Original List Price Received*	98.1%	101.9%	+ 3.9%	101.0%	100.4%	- 0.6%
New Listings	2	0	- 100.0%	90	109	+ 21.1%
Pending Sales	3	2	- 33.3%	75	86	+ 14.7%

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

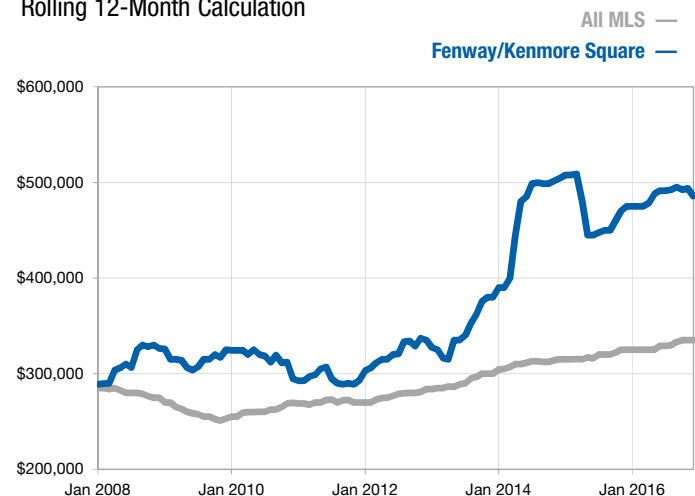
### Median Sales Price - Single-Family Homes

Rolling 12-Month Calculation



### Median Sales Price - Condominiums

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.