

Hyde Park, Boston — Market Data

A monthly market snapshot for agents to reference and share with clients & teams

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HEADLINE NUMBERS

\$659,851

Typical Home Value (ZHVI)

▲ 1.2% YoY

\$720,000

Median Sale Price

▲ 7.5% YoY

\$381/sqft

Median Price Per Sq Ft

▼ 2.6% YoY

49

Homes Currently For Sale
Active listings, all types

42

Homes Sold (June 2026)
▼ 14.3% YoY

30 days

Avg. Days on Market
vs. 19 days last year

MARKET DYNAMICS (REDFIN, TRAILING 3 MO.)

42

Sold June

\$381/sqft

Median \$/sqft (▼ 2.6% YoY)

30 days

Avg. DOM (vs. 19 last year)

66 / 100

Compete Score — Somewhat Comp.

PRICE BY HOME SIZE (ESTIMATED)

UNIT TYPE	TYPICAL SIZE	EST. PRICE RANGE
Studio	~450–600 sq ft	\$160,000 – \$250,000
1 Bedroom	~650–850 sq ft	\$230,000 – \$355,000
2 Bedroom	~950–1,300 sq ft	\$330,000 – \$540,000
3+ Bed / Single-Family	~1,600–2,600 sq ft	\$560,000 – \$1,080,000

AGENT TAKEAWAY

June median sale price rose 7.5% to \$720K while \$/sqft fell 2.6% to \$381 — bigger houses sold, values did not jump. 42 sales vs. 49 last year, 30 days on market. Price off sold comps.

Sources: Zillow Home Value Index (ZHVI) for typical home value, active inventory and median list price.

Redfin neighborhood data for median sale price, price/sqft, homes sold, days on market, Compete Score. MAR for Greater Boston medians.

Price-by-size figures are modeled estimates (typical sq ft × current \$/sqft range), not sold comps — confirm with active listings for a specific unit.