

North End, Boston — Market Data

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

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HEADLINE NUMBERS

\$918,343

Typical Home Value (ZHVI)

▲ 1.6% YoY

\$1,151,113

Median Sale Price

▲ 20.0% YoY

\$1,112,333

Median List Price

Active listings

90

Homes Currently For Sale

Active inventory

24

New Listings This Month

Fresh supply

56 days

Avg. Days on Market

Trailing period

MARKET DYNAMICS (REDFIN, TRAILING 3 MO.)

14

Homes sold last month

\$946/sqft

Median \$/sqft (▲ 11.0% YoY)

56 days

Avg. DOM (vs. 27 last year)

49 / 100

Compete Score — Somewhat Comp.

PRICE BY HOME SIZE (ESTIMATED)

UNIT TYPE	TYPICAL SIZE	EST. PRICE RANGE
Studio	~400–550 sq ft	\$340,000 – \$580,000
1 Bedroom	~600–800 sq ft	\$510,000 – \$840,000
2 Bedroom	~850–1,150 sq ft	\$725,000 – \$1,210,000
3+ Bedroom	~1,300–1,900 sq ft	\$1,105,000 – \$2,000,000

AGENT TAKEAWAY

A flat month in a small market: ZHVI unchanged at \$918,343 (▲ 1.6% YoY), 90 for sale, 24 new. Median sale is up ~20% on 14 sales, \$946/sqft. Treat swings as directional, not exact.

Sources: Zillow Home Value Index (ZHVI) for typical home value, median sale/list price, inventory, new listings, days to pending.
Redfin neighborhood data for homes sold, price/sqft, days on market, Compete Score. MAR for Greater Boston condo & single-family 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.