

Seaport, Boston — Market Data

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

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HEADLINE NUMBERS

\$1,526,114

Typical Home Value (ZHVI, 02210)

▼ 1.3% YoY

\$2,400,000

Median Sale Price

▲ 45.9% YoY

\$1,734,167

Median List Price

Active listings, zip 02210

94

Homes Currently For Sale

Active inventory, zip 02210

20

New Listings This Month

Fresh supply, zip 02210

10

Homes Sold (Mar. 2026)

▲ 11.1% YoY, small sample

MARKET DYNAMICS (REDFIN, TRAILING 3 MO.)

101 days

Avg. DOM (vs. 67 last year)

\$2,240/sqft

Median \$/sqft (▲ 24.6% YoY)

94.1%

Sale-to-List Ratio

0.0%

Share of sales over list price

PRICE BY HOME SIZE (ESTIMATED)

UNIT TYPE	TYPICAL SIZE	EST. PRICE RANGE
Studio / 1 Bedroom	~550–800 sq ft	\$1,045,000 – \$2,000,000
2 Bedroom	~1,000–1,400 sq ft	\$1,900,000 – \$3,500,000
3 Bedroom	~1,600–2,200 sq ft	\$3,040,000 – \$5,500,000
Penthouse / Waterfront	~2,500+ sq ft	\$4,750,000+

AGENT TAKEAWAY

Highest \$/sqft in Greater Boston at \$2,240, up 24.6% YoY, with a \$2.4M median sale price — but homes now average 101 days on market vs. 67 last year. Thin volume; read swings as directional.

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 x current \$/sqft range), not sold comps - confirm with active listings for a specific unit.