

Boston 02114

ZIP code · MA · Massachusetts > Suffolk County > Boston

BALANCED MARKET

\$965K

MEDIAN SALE PRICE

+17.8%

1-YR CHANGE

163

SALES (12 MO)

\$783K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 58 / 100

Buyer's market

Balanced

Seller's market

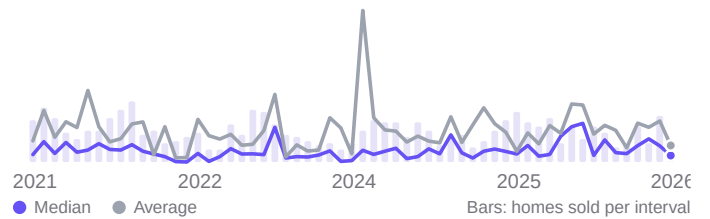
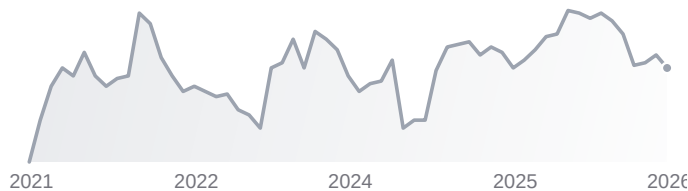
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

58 / 100

Sale prices

Median \$719K · Average \$1M

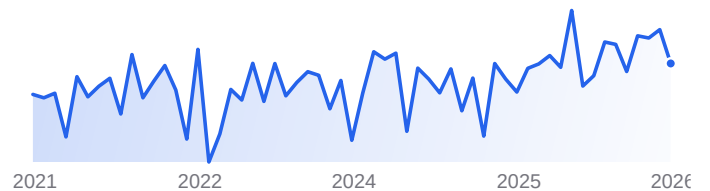
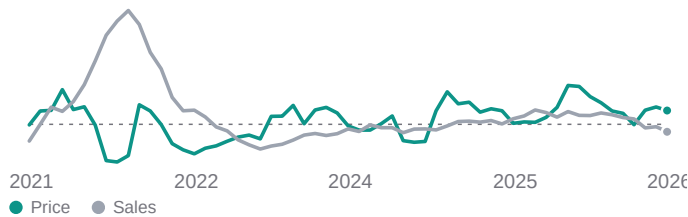


Growth (year over year)

Price +17.8% · Sales -9.4%

Price per square foot

\$1154/ft²

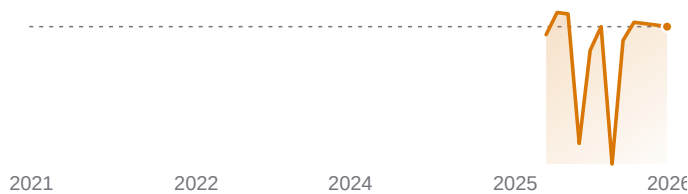


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

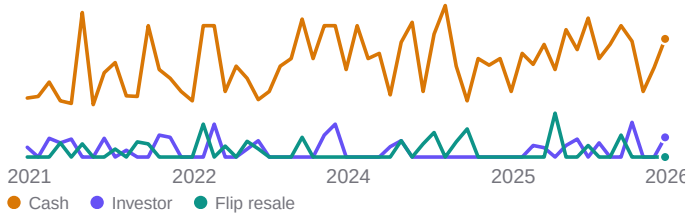
4.4%



BUYERS & OUTCOMES

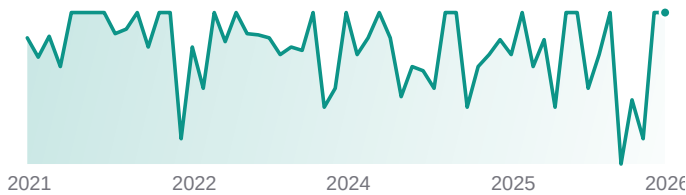
Buyer mix

Cash 60% · Investor 10% · Flip resale 0%



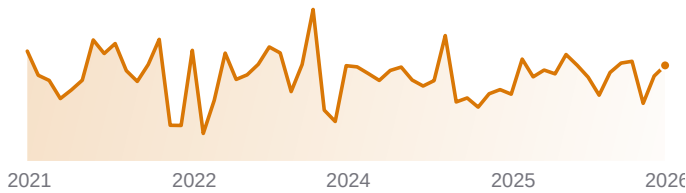
Sellers who sold at a gain

100%

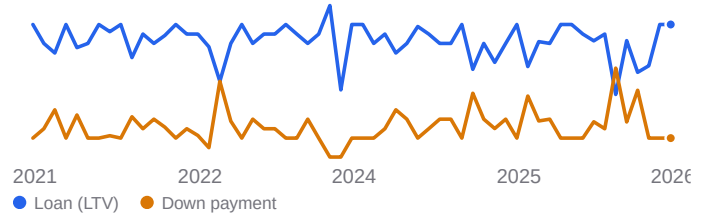


Median annualized return at resale

+3.6%

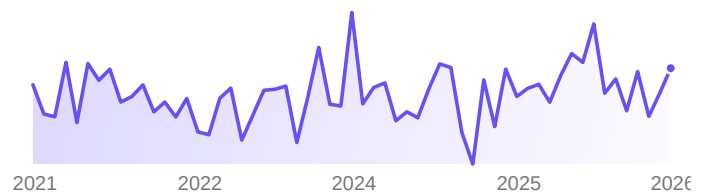


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



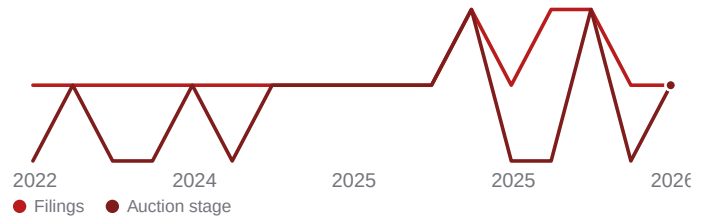
Typical hold before selling

15.5 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	3,698
Median value (AVM)	\$783K
Median size	832 ft²
Median bedrooms	1
Median year built	1910
Single family	5.7%
Condos	87%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	69%
Underwater (LTV 125% or more)	1.2%
Owner occupied	33%
Company owned	27%
Median loan-to-value	32%

Typical ownership tenure

11.9 yrs

COMMUNITY

Population	13,648
Density	27,968 / mi²
Median household income	\$122K
Average household income	\$164K
Crime index (US avg 100)	152
Air pollution index (US avg 100)	102
Earthquake index (US avg 100)	73
Homes occupied	90%
Bachelor's or higher	41%
Poverty rate	11.4%
Unemployment	1.4%
Average temp	50°F
Annual precip	46 in
Sunshine	58%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.