Q2 2020 NORTH END



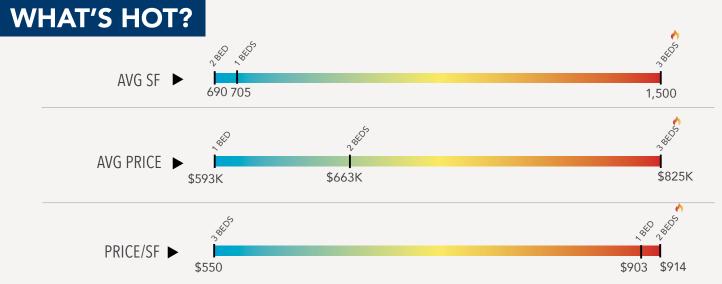


TRENDS & INSIGHTS

- The North End market showed minimal COVID impact during Q2 as year-over-year sales price declined 1% and market volume rose by 61% (8 units). The North End market is traditionally one of Boston's most insulated from outside factors, with consistent supply and housing type (smaller multi-family condo).
 - The average price per sq/ft vs Q1 increased during Q2 by \$5 to \$888.
 - 1 & 2 bed condos in the North End represent some of Boston's best and most stable values at \$903 & \$915 per sq/ft, respectively.
- As one of Boston's oldest and smallest neighborhoods, prices have been historically stable despite the global pandemic due to the limited supply of active inventory







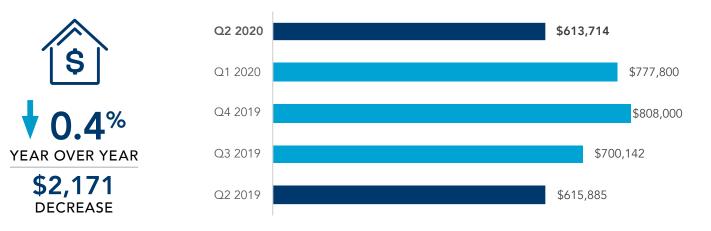
NOTE: No North End studios Sold/UAG in MLS from 4/1/20 to 6/30/20

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NORTH END

Q2 2020

AVERAGE SALES PRICE

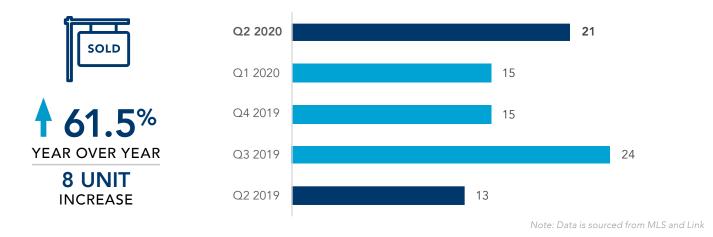


AVERAGE COST PER SQ FT





NUMBER OF CLOSINGS



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745 Boylston Street, Boston, MA 02116 617.375.7900 | braresidential.com

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