

Q2 2020 SEAPORT



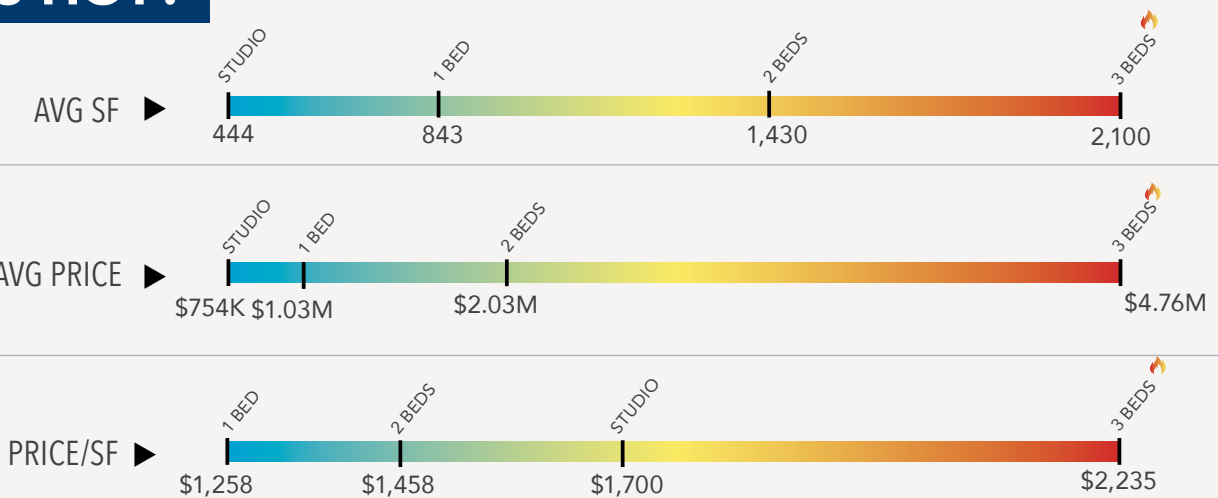
TRENDS & INSIGHTS

Market volume for one of Boston's leading condo markets saw a steep year-over-year decline of 63% during Q2 due to largely to COVID and Pier 4 being delivered and many units closing during Q2 2019. The average sale price and price per sq/ft sold, however, remained relatively stable versus Q1 2020, despite major buildings such as Echelon closing their sales center in March/April and other primary buildings like Pier 4, 22 Liberty, and 50 Liberty restricting showings due to COVID concerns.

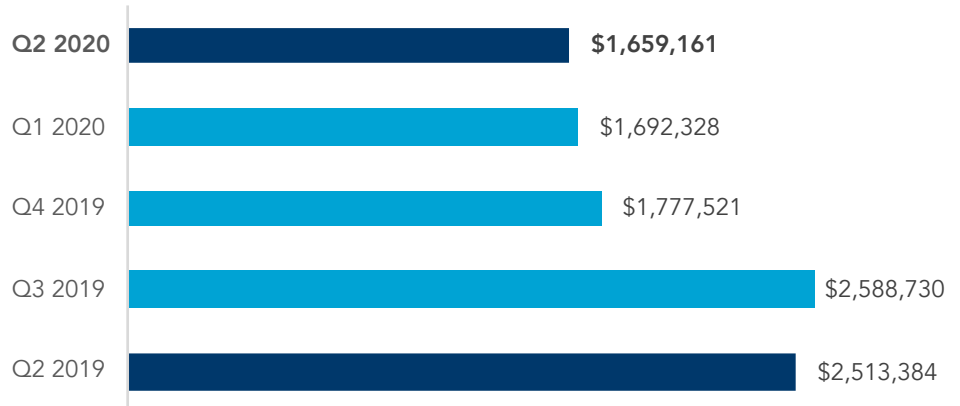
- 70 fewer units closed in Q2 2020 vs the same quarter in 2019, 63 of these closings were at Pier 4.
- Seaport 3 beds continue to command some of Boston's highest average prices (\$4.761M) and price per sq/ft (\$2,235).
- Studio prices averaged \$754,000 (\$1,700 sq/ft).



WHAT'S HOT?



AVERAGE SALES PRICE



AVERAGE COST PER SQ FT



NUMBER OF CLOSINGS

