Massachusetts Association of Realtors®

Multi Family Unit Sales and Selling Prices

Regional Comparisons for 4th Quarter of 2006 vs. 4th Quarter of 2005

Sales

Region	2005	2006	Percentage Change
Cape Cod	25	24	-4.0%
Central	214	220	2.8%
Greater Boston	518	558	7.7%
Northeast	327	272	-16.8%
Southeast	128	115	-10.2%
South Shore	133	146	9.8%
West	284	249	-12.3%
STATEWIDE	1,629	1,584	-2.8%

Median Selling Prices

Region	2005	2006	Percentage Change
Cape Cod	$ 455,000	$ 344,000	-24.4%
Central	$ 288,600	$ 267,675	-7.3%
Greater Boston	$ 525,000	$ 485,000	-7.6%
Northeast	$ 370,000	$ 355,000	-4.1%
Southeast	$ 290,000	$ 295,000	1.7%
South Shore	$ 404,450	$ 390,000	-3.6%
West	$ 182,000	$ 184,000	1.1%
STATEWIDE	$ 364,900	$ 350,000	-4.1%

Data for this report reflects residential sales reported to Realtor®-affiliated multiple listing services systems in Massachusetts, including the MLS Property Information Network, Inc.; the Multiple Listing Service of the Berkshire County Board of Realtors®; Cape Cod & Islands Multiple Listing Service, Inc.; the North Bristol County Board of Realtors® MLS; and Southeastern Mass. MLS.

MASSACHUSETTS ASSOCIATION OF REALTORS
FOURTH QUARTER 2006
MULTI FAMILY SALES AND SELLING PRICES

	2006 Fourth Quarter			***2005 Fourth Quarter***		
	Multi family sales	***Median Selling Price***	***Average Selling Price***	***Multi family sales***	***Median Selling Price***	***Average Selling Price***
N. Bristol Cty	39	$310,000	$315,963	29	$360,000	$362,890
Tri-County	58	$359,000	$364,739	71	$395,000	$401,801
Plymouth-S Shore	49	$420,000	$446,340	33	$475,000	$510,630
SOUTH SHORE	**146**	**$390,000**	**$379,097**	**133**	**$404,450**	**$420,320**
Gr. Fall River	44	$307,500	$294,416	55	$325,000	$338,282
Gr. New Bedford	71	$277,300	$276,522	73	$284,000	$286,229
SOUTHEAST	**115**	**$295,000**	**$283,368**	**128**	**$290,000**	**$308,595**
BOSTON	**558**	**$485,000**	**$525,038**	**518**	**$525,000**	**$551,627**
CAPE COD	**24**	**$344,000**	**$476,988**	**25**	**$455,000**	**$632,308**
E. Middlesex	26	$454,500	$469,135	29	$489,500	$478,521
Northeast	114	$316,450	$337,800	146	$345,450	$346,902
Gr. Newburyport	11	$400,000	$389,091	8	$443,650	$444,025
North Shore	121	$379,000	$384,156	144	$399,000	$415,286
NORTHEAST	**272**	**$355,000**	**$373,050**	**327**	**$370,000**	**$391,064**
Worcester Reg	143	$285,000	$297,941	154	$299,750	$304,281
North Central Mass.	77	$243,000	$252,166	60	$232,500	$239,670
CENTRAL	**220**	**$267,675**	**$281,920**	**214**	**$288,600**	**$286,166**
Berkshire County	39	$148,000	$150,858	58	$139,500	$147,878
Pioneer Valley	210	$190,000	$198,268	226	$187,000	$194,167
WEST	**249**	**$184,000**	**$190,842**	**284**	**$182,000**	**$184,713**
STATEWIDE	**1,584**	**$350,000**	**$380,913**	**1,629**	**$364,900**	**$391,976**