Massachusetts Association of Realtors®

Multi Family Unit Sales and Selling Prices

Regional Comparisons for Year End 2006 vs. Year End 2005

Sales

Region	2005	2006	Percentage Change
Cape Cod	100	88	-12.0%
Central	1148	889	-22.6%
Greater Boston	2,683	2,280	-15.0%
Northeast	1546	1153	-25.4%
Southeast	572	437	-23.6%
South Shore	801	671	-16.2%
West	1305	1134	-13.1%
STATEWIDE	8,155	6,652	-18.4%

Median Selling Prices

Region	2005	2006	Percentage Change
Cape Cod	$ 434,000	$ 390,000	-10.1%
Central	$ 284,900	$ 281,000	-1.4%
Greater Boston	$ 520,000	$ 507,000	-2.5%
Northeast	$ 370,000	$ 367,000	-0.8%
Southeast	$ 290,000	$ 290,000	0.0%
South Shore	$ 401,950	$ 390,000	-3.0%
West	$ 174,950	$ 184,900	5.7%
STATEWIDE	$ 369,900	$ 360,000	-2.7%

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
YEAR END 2006
MULTI FAMILY SALES

	2006 Year End			2005 Year End		
	Multi family sales	***Median Selling Price***	***Average Selling Price***	***Multi-family sales***	***Median Selling Price***	***Average Selling Price***
N. Bristol Cty	182	$319,900	$322,601	214	$355,000	$357,277
Tri-County	293	$370,000	$378,854	355	$390,000	$394,109
Plymouth-S Shore	196	$441,000	$449,647	232	$460,000	$482,688
SOUTH SHORE	**671**	**$390,000**	**$384,275**	**801**	**$401,950**	**$409,924**
Gr. Fall River	196	$307,500	$307,707	249	$307,000	$325,002
Gr. New Bedford	241	$276,000	$275,813	323	$285,950	$284,851
SOUTHEAST	**437**	**$290,000**	**$290,118**	**572**	**$290,000**	**$302,329**
BOSTON	**2280**	**$507,000**	**$549,826**	**2683**	**$520,000**	**$565,120**
CAPE COD	**88**	**$390,000**	**$509,260**	**100**	**$434,000**	**$574,918**
E. Middlesex	85	$457,000	$471,256	119	$489,900	$489,006
Northeast	474	$335,000	$337,637	693	$345,000	$347,912
Gr. Newburyport	36	$377,500	$438,653	30	$439,500	$473,607
North Shore	558	$385,500	$403,538	704	$397,250	$411,675
NORTHEAST	**1153**	**$367,000**	**$382,535**	**1546**	**$370,000**	**$390,247**
Worcester Reg	629	$294,000	$302,368	814	$301,000	$310,011
North Central Mass.	260	$246,050	$256,842	334	$245,000	$251,078
CENTRAL	**889**	**$281,000**	**$289,053**	**1148**	**$284,900**	**$292,865**
Berkshire County	166	$149,900	$156,900	216	$134,250	$168,858
Pioneer Valley	968	$190,000	$201,267	1089	$179,900	$191,347
WEST	**1134**	**$184,900**	**$194,772**	**1305**	**$174,950**	**$187,625**
STATEWIDE	**6,652**	**$360,000**	**$391,153**	**8,155**	**$369,900**	**$399,678**