

**STATEMENT OF CHANGES IN BENEFICIAL OWNERSHIP**

Check this box if no longer subject to Section 16. Form 4 or Form 5 obligations may continue. See Instruction 1(b).

Filed pursuant to Section 16(a) of the Securities Exchange Act of 1934 or Section 30(h) of the Investment Company Act of 1940

OMB APPROVAL	
OMB Number:	3235-0287
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1. Name and Address of Reporting Person * <u>NORVILLE E MITCHELL</u>  (Last) (First) (Middle) <u>C/O BOSTON PROPERTIES, INC.</u> <u>111 HUNTINGTON AVENUE</u>  (Street) <u>BOSTON MA 02199</u>  (City) (State) (Zip)	2. Issuer Name and Ticker or Trading Symbol <u>BOSTON PROPERTIES INC [ BXP ]</u>	5. Relationship of Reporting Person(s) to Issuer (Check all applicable)  Director 10% Owner <input checked="" type="checkbox"/> Officer (give title below) Other (specify below) <u>EVP for Operations</u>
	3. Date of Earliest Transaction (Month/Day/Year) <u>11/27/2006</u>	
		6. Individual or Joint/Group Filing (Check Applicable Line)  <input checked="" type="checkbox"/> Form filed by One Reporting Person <input type="checkbox"/> Form filed by More than One Reporting Person

**Table I - Non-Derivative Securities Acquired, Disposed of, or Beneficially Owned**

1. Title of Security (Instr. 3)	2. Transaction Date (Month/Day/Year)	2A. Deemed Execution Date, if any (Month/Day/Year)	3. Transaction Code (Instr. 8)		4. Securities Acquired (A) or Disposed Of (D) (Instr. 3, 4 and 5)			5. Amount of Securities Beneficially Owned Following Reported Transaction(s) (Instr. 3 and 4)	6. Ownership Form: Direct (D) or Indirect (I) (Instr. 4)	7. Nature of Indirect Beneficial Ownership (Instr. 4)
			Code	V	Amount	(A) or (D)	Price			
Common Stock, \$.01 par value	11/27/2006		M		35,000	A	\$39.33 <sup>(1)</sup>	53,868.8886 <sup>(2)</sup>	D	
Common Stock, \$.01 par value	11/27/2006		M		33,411	A	\$29.38	87,279.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		141	D	\$117.51	87,138.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		200	D	\$117.49	86,938.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		100	D	\$117.43	86,838.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		200	D	\$117.42	86,638.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		200	D	\$117.24	86,438.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		100	D	\$117.22	86,338.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		100	D	\$117.14	86,238.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		300	D	\$117.02	85,938.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		200	D	\$117	85,738.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		200	D	\$116.97	85,538.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		200	D	\$116.95	85,338.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		100	D	\$116.91	85,238.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		100	D	\$116.9	85,138.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		100	D	\$116.87	85,038.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		100	D	\$116.86	84,938.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		300	D	\$116.85	84,638.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		100	D	\$116.84	84,538.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		100	D	\$116.83	84,438.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		600	D	\$116.82	83,838.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		200	D	\$116.81	83,638.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		500	D	\$116.8	83,138.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		200	D	\$116.79	82,938.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		200	D	\$116.78	82,738.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		700	D	\$116.77	82,038.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		1,400	D	\$116.76	80,638.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		200	D	\$116.75	80,438.8886	D	
Common Stock, \$.01 par value	11/27/2006		S		1,400	D	\$116.74	79,038.8886	D	

**Table II - Derivative Securities Acquired, Disposed of, or Beneficially Owned  
(e.g., puts, calls, warrants, options, convertible securities)**

1. Title of Derivative Security (Instr. 3)	2. Conversion or Exercise Price of Derivative Security	3. Transaction Date (Month/Day/Year)	3A. Deemed Execution Date, if any (Month/Day/Year)	4. Transaction Code (Instr. 8)		5. Number of Derivative Securities Acquired (A) or Disposed of (D) (Instr. 3, 4 and 5)		6. Date Exercisable and Expiration Date (Month/Day/Year)		7. Title and Amount of Securities Underlying Derivative Security (Instr. 3 and 4)		8. Price of Derivative Security (Instr. 5)	9. Number of derivative Securities Beneficially Owned Following Reported Transaction(s) (Instr. 4)	10. Ownership Form: Direct (D) or Indirect (I) (Instr. 4)	11. Nature of Indirect Beneficial Ownership (Instr. 4)
				Code	V	(A)	(D)	Date Exercisable	Expiration Date	Title	Amount or Number of Shares				
Employee Stock Option (right to buy)	\$39.33 <sup>(1)</sup>	11/27/2006		D			35,000	(3)	01/18/2011	Common Stock	35,000	\$0	23,282 <sup>(1)</sup>	D	
Employee Stock Option (right to buy)	\$29.38	11/27/2006		D			33,411	(4)	01/24/2010	Common Stock	33,411	\$0	0	D	

**Explanation of Responses:**

- In October 2005, the issuer paid a special dividend of \$2.50 per share of common stock to all stockholders of record as of the close of business on September 30, 2005. In connection with this special dividend, the issuer's Board of Directors adjusted all options that were awarded, but not exercised, prior to the ex-dividend date for the special dividend to account for the effect of the special dividend. The number of shares subject to each such option was increased and the exercise price correspondingly decreased such that each option had the same fair value to the holder before and after giving effect to the payment of the special dividend. Pursuant to this adjustment, the number of shares underlying Mr. Norville's options increased by 2,032 from 56,250 to 58,282 and the per share exercise price was correspondingly decreased.
- Includes 61,7145 shares that the Reporting Person acquired pursuant to the Boston Properties, Inc. 1999 Non-Qualified Employee Stock Purchase Plan in July 2006.
- The option vested in three equal annual installments beginning on January 18, 2002.
- The option vested in three equal annual installments beginning on January 24, 2001.

**Remarks:**

This is the first of four Form 4's filed by the Reporting Person on November 29, 2006.

/s/ Kelli A. DiLuglio as  
Attorney-in-Fact

11/29/2006

\*\* Signature of Reporting Person      Date

Reminder: Report on a separate line for each class of securities beneficially owned directly or indirectly.

\* If the form is filed by more than one reporting person, see Instruction 4 (b)(v).

\*\* Intentional misstatements or omissions of facts constitute Federal Criminal Violations See 18 U.S.C. 1001 and 15 U.S.C. 78ff(a).

Note: File three copies of this Form, one of which must be manually signed. If space is insufficient, see Instruction 6 for procedure.

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