

Local Market Update – June 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Roslindale

Single-Family Properties

Key Metrics	June			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	13	6	- 53.8%	61	66	+ 8.2%
Closed Sales	16	13	- 18.8%	47	47	0.0%
Median Sales Price*	\$676,250	\$660,000	- 2.4%	\$590,000	\$634,000	+ 7.5%
Inventory of Homes for Sale	8	13	+ 62.5%	--	--	--
Months Supply of Inventory	0.9	1.4	+ 55.6%	--	--	--
Cumulative Days on Market Until Sale	26	19	- 26.9%	26	33	+ 26.9%
Percent of Original List Price Received*	105.0%	103.1%	- 1.8%	104.7%	102.3%	- 2.3%
New Listings	9	11	+ 22.2%	72	77	+ 6.9%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

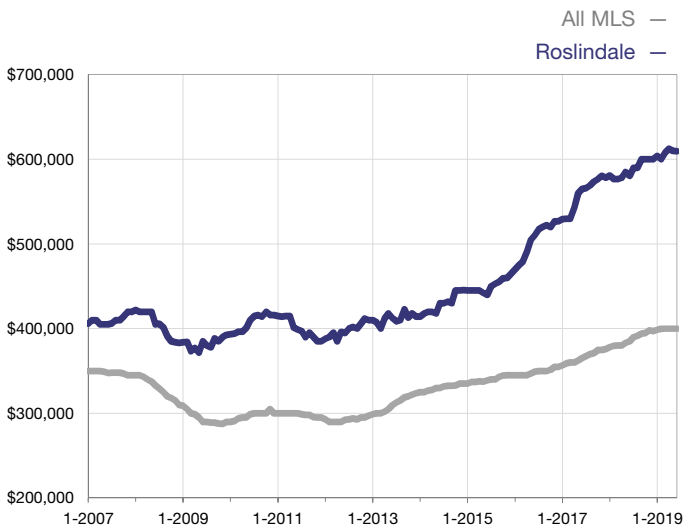
Condominium Properties

Key Metrics	June			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	26	15	- 42.3%	89	102	+ 14.6%
Closed Sales	13	15	+ 15.4%	68	93	+ 36.8%
Median Sales Price*	\$492,500	\$475,000	- 3.6%	\$496,250	\$500,000	+ 0.8%
Inventory of Homes for Sale	24	16	- 33.3%	--	--	--
Months Supply of Inventory	2.0	1.0	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	20	20	0.0%	24	41	+ 70.8%
Percent of Original List Price Received*	105.3%	103.7%	- 1.5%	103.3%	101.8%	- 1.5%
New Listings	28	18	- 35.7%	114	118	+ 3.5%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

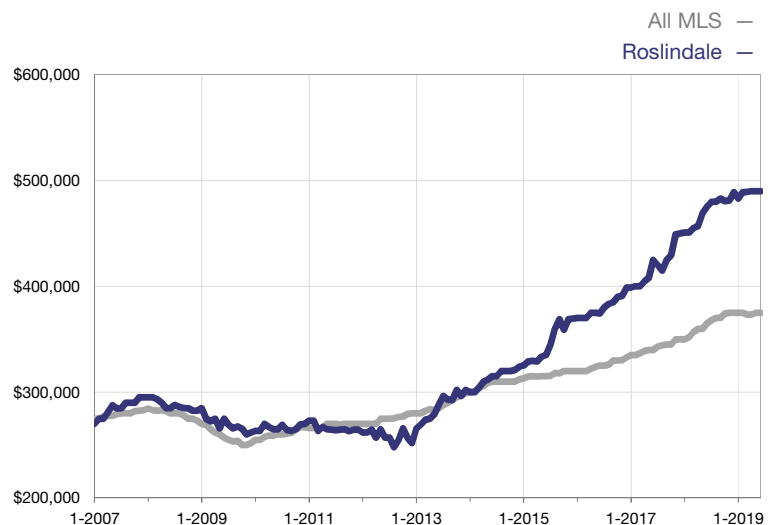
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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