

# Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Roxbury

### Single-Family Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	11	9	- 18.2%	126	112	- 11.1%
Closed Sales	23	18	- 21.7%	118	110	- 6.8%
Median Sales Price*	\$625,000	<b>\$722,500</b>	+ 15.6%	\$621,500	<b>\$630,500</b>	+ 1.4%
Inventory of Homes for Sale	17	11	- 35.3%	--	--	--
Months Supply of Inventory	1.0	0.6	- 40.0%	--	--	--
Cumulative Days on Market Until Sale	29	25	- 13.8%	35	37	+ 5.7%
Percent of Original List Price Received*	101.3%	<b>99.4%</b>	- 1.9%	100.6%	<b>99.6%</b>	- 1.0%
New Listings	13	6	- 53.8%	146	119	- 18.5%

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

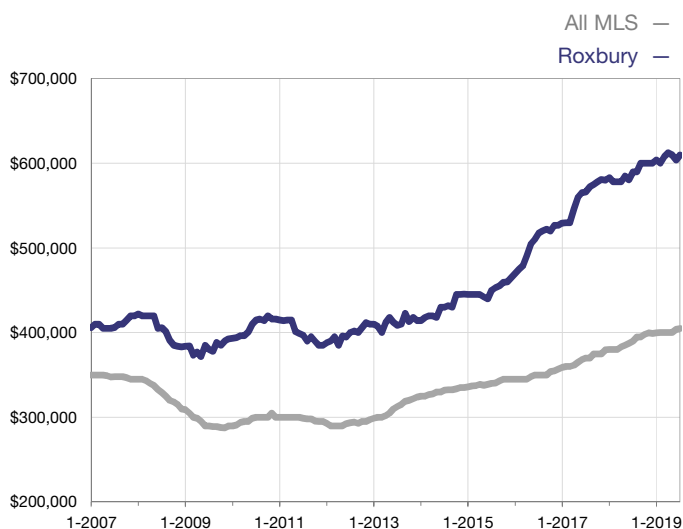
### Condominium Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	4	4	0.0%	48	52	+ 8.3%
Closed Sales	8	10	+ 25.0%	37	43	+ 16.2%
Median Sales Price*	\$407,500	<b>\$494,950</b>	+ 21.5%	\$388,000	<b>\$459,900</b>	+ 18.5%
Inventory of Homes for Sale	10	11	+ 10.0%	--	--	--
Months Supply of Inventory	1.6	1.6	0.0%	--	--	--
Cumulative Days on Market Until Sale	20	18	- 10.0%	26	47	+ 80.8%
Percent of Original List Price Received*	101.7%	<b>102.9%</b>	+ 1.2%	101.4%	<b>99.8%</b>	- 1.6%
New Listings	10	9	- 10.0%	62	63	+ 1.6%

\* 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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