

Local Market Update – February 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Roxbury

Single-Family Properties

Key Metrics	February			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	2	--	0	2	--
Closed Sales	0	0	--	2	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$538,500	\$0	- 100.0%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	1.5	0.7	- 53.3%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	31	0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	101.2%	0.0%	- 100.0%
New Listings	1	3	+ 200.0%	1	3	+ 200.0%

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

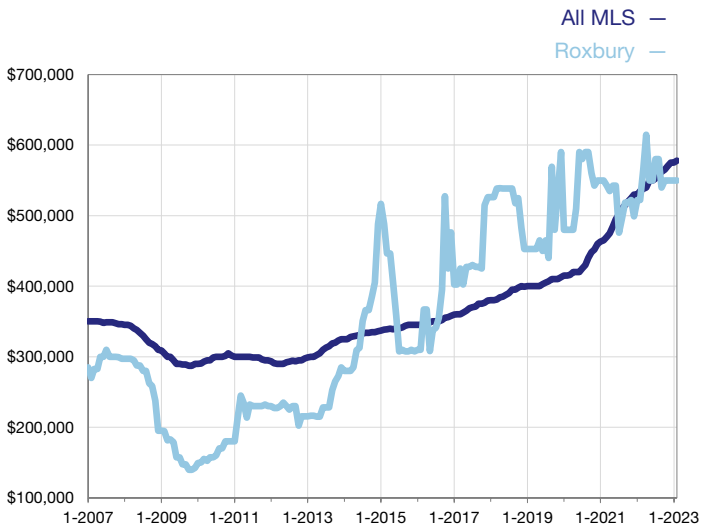
Condominium Properties

Key Metrics	February			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	7	0	- 100.0%	12	2	- 83.3%
Closed Sales	6	1	- 83.3%	12	3	- 75.0%
Median Sales Price*	\$451,500	\$415,000	- 8.1%	\$451,500	\$449,000	- 0.6%
Inventory of Homes for Sale	13	4	- 69.2%	--	--	--
Months Supply of Inventory	3.3	1.1	- 66.7%	--	--	--
Cumulative Days on Market Until Sale	51	185	+ 262.7%	82	129	+ 57.3%
Percent of Original List Price Received*	98.8%	89.2%	- 9.7%	98.3%	85.7%	- 12.8%
New Listings	12	1	- 91.7%	15	4	- 73.3%

* 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

