

Local Market Update – April 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Roslindale

Single-Family Properties

Key Metrics	April			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	15	10	- 33.3%	33	30	- 9.1%
Closed Sales	9	7	- 22.2%	23	19	- 17.4%
Median Sales Price*	\$842,000	\$750,000	- 10.9%	\$770,000	\$750,000	- 2.6%
Inventory of Homes for Sale	21	7	- 66.7%	--	--	--
Months Supply of Inventory	1.9	0.9	- 52.6%	--	--	--
Cumulative Days on Market Until Sale	16	47	+ 193.8%	25	44	+ 76.0%
Percent of Original List Price Received*	111.9%	97.1%	- 13.2%	107.6%	96.2%	- 10.6%
New Listings	22	13	- 40.9%	49	36	- 26.5%

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

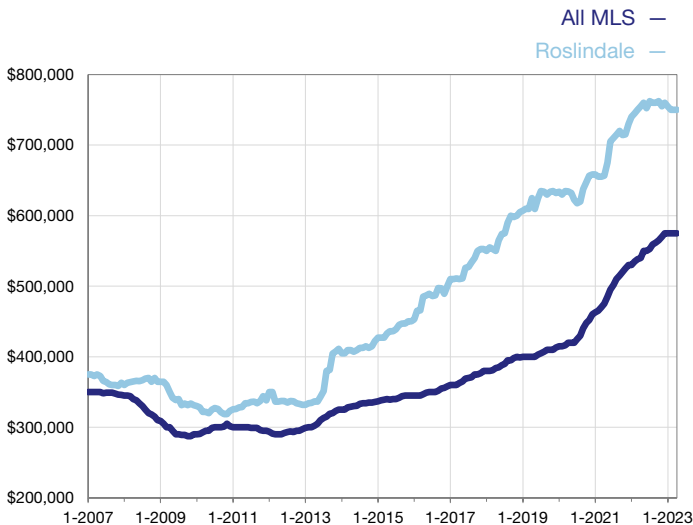
Condominium Properties

Key Metrics	April			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	15	10	- 33.3%	60	44	- 26.7%
Closed Sales	20	8	- 60.0%	52	34	- 34.6%
Median Sales Price*	\$603,000	\$709,500	+ 17.7%	\$499,500	\$600,438	+ 20.2%
Inventory of Homes for Sale	26	12	- 53.8%	--	--	--
Months Supply of Inventory	1.7	1.0	- 41.2%	--	--	--
Cumulative Days on Market Until Sale	14	32	+ 128.6%	32	43	+ 34.4%
Percent of Original List Price Received*	104.5%	101.3%	- 3.1%	101.6%	99.1%	- 2.5%
New Listings	29	9	- 69.0%	82	52	- 36.6%

* 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

