

Local Market Update – June 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Roxbury

Single-Family Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	1	0.0%	5	4	- 20.0%
Closed Sales	2	0	- 100.0%	7	3	- 57.1%
Median Sales Price*	\$615,000	\$0	- 100.0%	\$550,000	\$525,000	- 4.5%
Inventory of Homes for Sale	4	2	- 50.0%	--	--	--
Months Supply of Inventory	2.8	1.5	- 46.4%	--	--	--
Cumulative Days on Market Until Sale	38	0	- 100.0%	31	54	+ 74.2%
Percent of Original List Price Received*	97.4%	0.0%	- 100.0%	99.3%	100.3%	+ 1.0%
New Listings	1	0	- 100.0%	9	6	- 33.3%

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

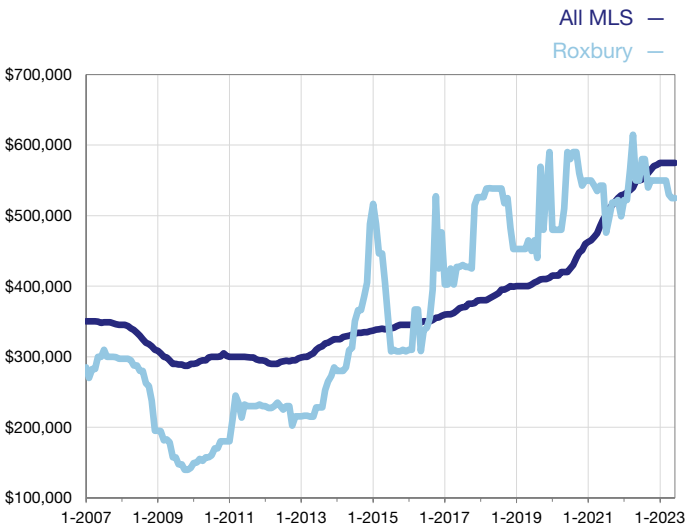
Condominium Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	1	- 50.0%	36	8	- 77.8%
Closed Sales	7	2	- 71.4%	40	9	- 77.5%
Median Sales Price*	\$610,000	\$609,000	- 0.2%	\$466,000	\$550,000	+ 18.0%
Inventory of Homes for Sale	10	2	- 80.0%	--	--	--
Months Supply of Inventory	1.9	0.9	- 52.6%	--	--	--
Cumulative Days on Market Until Sale	69	32	- 53.6%	63	70	+ 11.1%
Percent of Original List Price Received*	101.6%	95.9%	- 5.6%	99.2%	94.5%	- 4.7%
New Listings	3	0	- 100.0%	40	9	- 77.5%

* 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

