

Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Roslindale

Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	5	4	- 20.0%	88	62	- 29.5%
Closed Sales	4	7	+ 75.0%	89	60	- 32.6%
Median Sales Price*	\$587,500	\$705,000	+ 20.0%	\$765,000	\$814,500	+ 6.5%
Inventory of Homes for Sale	15	12	- 20.0%	--	--	--
Months Supply of Inventory	1.5	2.0	+ 33.3%	--	--	--
Cumulative Days on Market Until Sale	15	25	+ 66.7%	22	33	+ 50.0%
Percent of Original List Price Received*	104.1%	98.9%	- 5.0%	104.9%	100.6%	- 4.1%
New Listings	10	13	+ 30.0%	114	80	- 29.8%

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

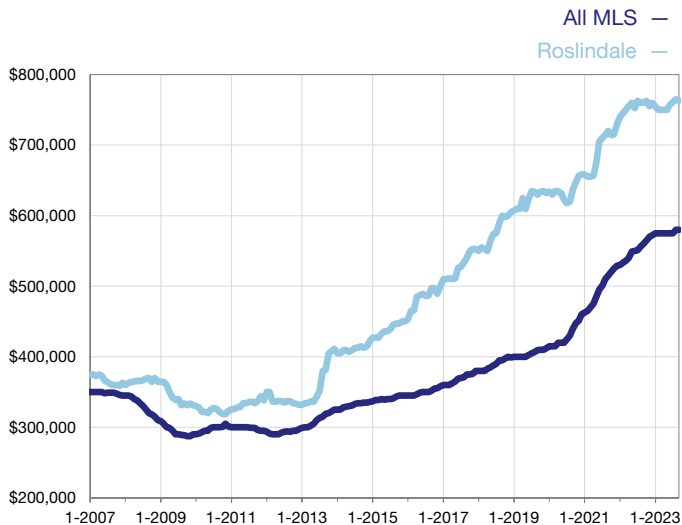
Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	5	12	+ 140.0%	132	105	- 20.5%
Closed Sales	10	8	- 20.0%	136	101	- 25.7%
Median Sales Price*	\$635,000	\$527,450	- 16.9%	\$622,500	\$580,000	- 6.8%
Inventory of Homes for Sale	30	11	- 63.3%	--	--	--
Months Supply of Inventory	2.1	1.0	- 52.4%	--	--	--
Cumulative Days on Market Until Sale	30	24	- 20.0%	25	31	+ 24.0%
Percent of Original List Price Received*	103.4%	103.7%	+ 0.3%	103.0%	100.7%	- 2.2%
New Listings	23	17	- 26.1%	175	115	- 34.3%

* 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

