

# Local Market Update – October 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Roslindale

### Single-Family Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	8	+ 166.7%	91	70	- 23.1%
Closed Sales	6	2	- 66.7%	95	62	- 34.7%
Median Sales Price*	\$628,750	<b>\$682,000</b>	+ 8.5%	\$765,000	<b>\$787,000</b>	+ 2.9%
Inventory of Homes for Sale	14	8	- 42.9%	--	--	--
Months Supply of Inventory	1.5	<b>1.3</b>	- 13.3%	--	--	--
Cumulative Days on Market Until Sale	31	<b>18</b>	- 41.9%	22	<b>33</b>	+ 50.0%
Percent of Original List Price Received*	99.5%	<b>100.4%</b>	+ 0.9%	104.6%	<b>100.5%</b>	- 3.9%
New Listings	7	<b>5</b>	- 28.6%	121	<b>85</b>	- 29.8%

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

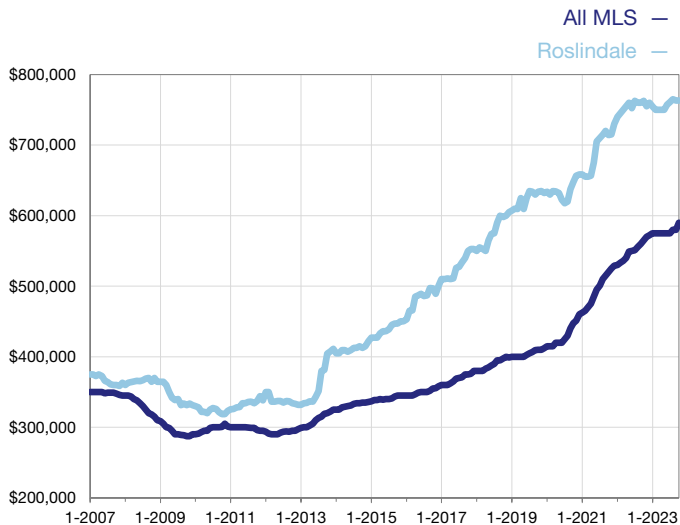
### Condominium Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	16	13	- 18.8%	148	113	- 23.6%
Closed Sales	8	11	+ 37.5%	144	112	- 22.2%
Median Sales Price*	\$540,000	<b>\$585,000</b>	+ 8.3%	\$615,000	<b>\$580,000</b>	- 5.7%
Inventory of Homes for Sale	28	13	- 53.6%	--	--	--
Months Supply of Inventory	2.0	<b>1.2</b>	- 40.0%	--	--	--
Cumulative Days on Market Until Sale	31	<b>18</b>	- 41.9%	26	<b>30</b>	+ 15.4%
Percent of Original List Price Received*	92.6%	<b>103.5%</b>	+ 11.8%	102.4%	<b>101.0%</b>	- 1.4%
New Listings	16	12	- 25.0%	191	127	- 33.5%

\* 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

