

Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Roslindale

Single-Family Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	4	3	- 25.0%	95	72	- 24.2%
Closed Sales	4	6	+ 50.0%	99	68	- 31.3%
Median Sales Price*	\$665,500	\$752,500	+ 13.1%	\$760,000	\$775,000	+ 2.0%
Inventory of Homes for Sale	11	9	- 18.2%	--	--	--
Months Supply of Inventory	1.2	1.5	+ 25.0%	--	--	--
Cumulative Days on Market Until Sale	59	29	- 50.8%	24	32	+ 33.3%
Percent of Original List Price Received*	97.9%	97.4%	- 0.5%	104.3%	100.3%	- 3.8%
New Listings	4	3	- 25.0%	125	88	- 29.6%

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

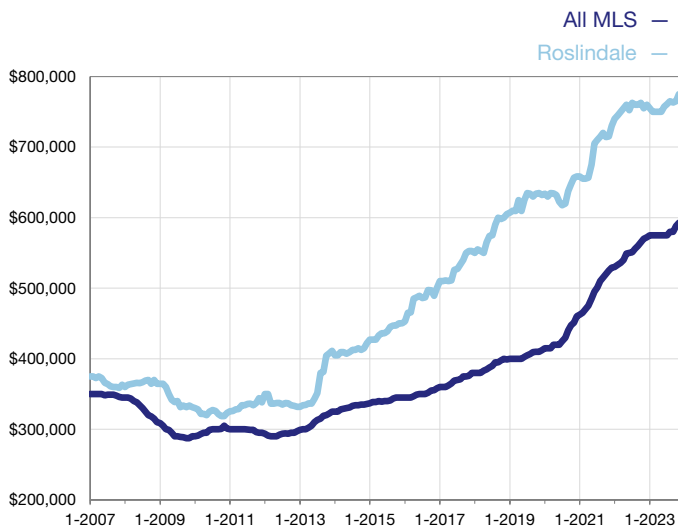
Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	11	12	+ 9.1%	159	125	- 21.4%
Closed Sales	10	12	+ 20.0%	154	124	- 19.5%
Median Sales Price*	\$578,000	\$777,500	+ 34.5%	\$610,000	\$585,000	- 4.1%
Inventory of Homes for Sale	30	14	- 53.3%	--	--	--
Months Supply of Inventory	2.2	1.3	- 40.9%	--	--	--
Cumulative Days on Market Until Sale	25	35	+ 40.0%	26	31	+ 19.2%
Percent of Original List Price Received*	99.8%	97.9%	- 1.9%	102.3%	100.7%	- 1.6%
New Listings	15	14	- 6.7%	206	141	- 31.6%

* 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

