

Dorchester

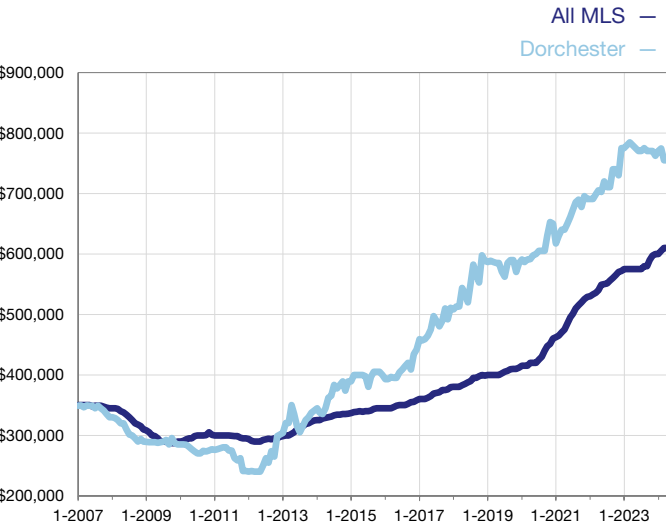
Single-Family Properties				Year to Date		
Key Metrics	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	6	3	- 50.0%	15	12	- 20.0%
Closed Sales	2	0	- 100.0%	12	11	- 8.3%
Median Sales Price*	\$707,500	\$0	- 100.0%	\$707,500	\$690,000	- 2.5%
Inventory of Homes for Sale	11	4	- 63.6%	--	--	--
Months Supply of Inventory	2.1	1.0	- 52.4%	--	--	--
Cumulative Days on Market Until Sale	91	0	- 100.0%	58	27	- 53.4%
Percent of Original List Price Received*	102.0%	0.0%	- 100.0%	98.1%	101.7%	+ 3.7%
New Listings	8	4	- 50.0%	21	15	- 28.6%

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

Condominium Properties				Year to Date		
Key Metrics	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	22	24	+ 9.1%	66	72	+ 9.1%
Closed Sales	21	21	0.0%	49	56	+ 14.3%
Median Sales Price*	\$690,000	\$630,000	- 8.7%	\$615,000	\$632,500	+ 2.8%
Inventory of Homes for Sale	27	22	- 18.5%	--	--	--
Months Supply of Inventory	1.9	1.7	- 10.5%	--	--	--
Cumulative Days on Market Until Sale	49	111	+ 126.5%	61	76	+ 24.6%
Percent of Original List Price Received*	99.3%	98.4%	- 0.9%	99.0%	98.2%	- 0.8%
New Listings	17	28	+ 64.7%	87	77	- 11.5%

* 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

