

# West Roxbury

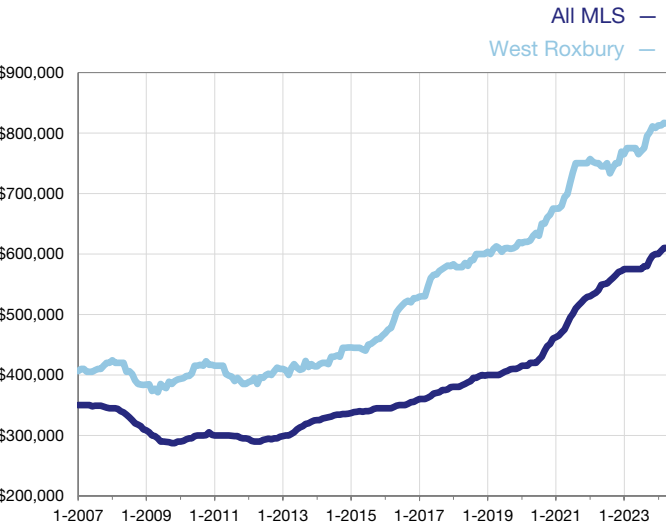
Single-Family Properties				Year to Date		
Key Metrics	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	20	26	+ 30.0%	44	53	+ 20.5%
Closed Sales	13	15	+ 15.4%	35	43	+ 22.9%
Median Sales Price*	\$825,000	\$785,000	- 4.8%	\$745,000	\$800,000	+ 7.4%
Inventory of Homes for Sale	22	16	- 27.3%	--	--	--
Months Supply of Inventory	1.5	1.2	- 20.0%	--	--	--
Cumulative Days on Market Until Sale	47	18	- 61.7%	50	27	- 46.0%
Percent of Original List Price Received*	101.4%	104.4%	+ 3.0%	98.3%	100.9%	+ 2.6%
New Listings	29	30	+ 3.4%	63	69	+ 9.5%

\* 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	4	5	+ 25.0%	21	19	- 9.5%
Closed Sales	7	3	- 57.1%	20	15	- 25.0%
Median Sales Price*	\$575,000	\$715,000	+ 24.3%	\$577,500	\$665,000	+ 15.2%
Inventory of Homes for Sale	12	5	- 58.3%	--	--	--
Months Supply of Inventory	1.8	0.8	- 55.6%	--	--	--
Cumulative Days on Market Until Sale	10	36	+ 260.0%	26	37	+ 42.3%
Percent of Original List Price Received*	102.6%	99.1%	- 3.4%	100.3%	98.5%	- 1.8%
New Listings	7	6	- 14.3%	32	20	- 37.5%

\* 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

