

Dorchester

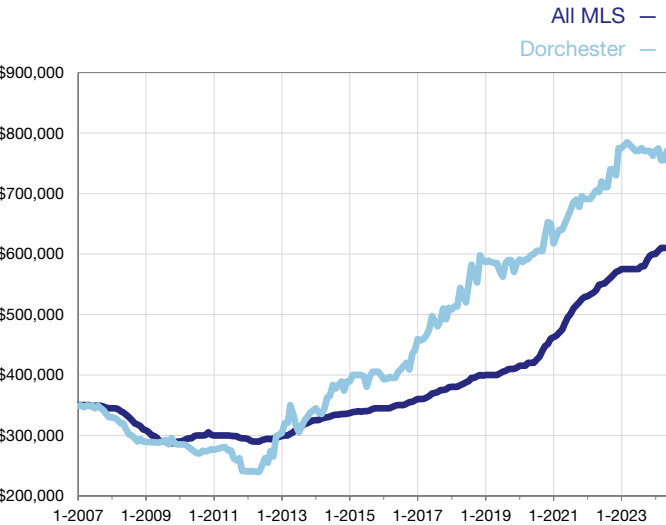
Single-Family Properties				Year to Date		
Key Metrics	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	6	4	- 33.3%	21	16	- 23.8%
Closed Sales	8	5	- 37.5%	20	16	- 20.0%
Median Sales Price*	\$755,000	\$625,000	- 17.2%	\$752,500	\$685,000	- 9.0%
Inventory of Homes for Sale	13	6	- 53.8%	--	--	--
Months Supply of Inventory	2.6	1.6	- 38.5%	--	--	--
Cumulative Days on Market Until Sale	71	26	- 63.4%	63	27	- 57.1%
Percent of Original List Price Received*	88.4%	99.1%	+ 12.1%	94.2%	100.9%	+ 7.1%
New Listings	9	5	- 44.4%	30	22	- 26.7%

* 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	12	11	- 8.3%	78	82	+ 5.1%
Closed Sales	18	14	- 22.2%	67	71	+ 6.0%
Median Sales Price*	\$652,500	\$650,000	- 0.4%	\$625,000	\$640,000	+ 2.4%
Inventory of Homes for Sale	36	26	- 27.8%	--	--	--
Months Supply of Inventory	2.7	2.0	- 25.9%	--	--	--
Cumulative Days on Market Until Sale	33	37	+ 12.1%	53	68	+ 28.3%
Percent of Original List Price Received*	99.8%	100.1%	+ 0.3%	99.2%	98.6%	- 0.6%
New Listings	26	25	- 3.8%	113	101	- 10.6%

* 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

