

West Roxbury

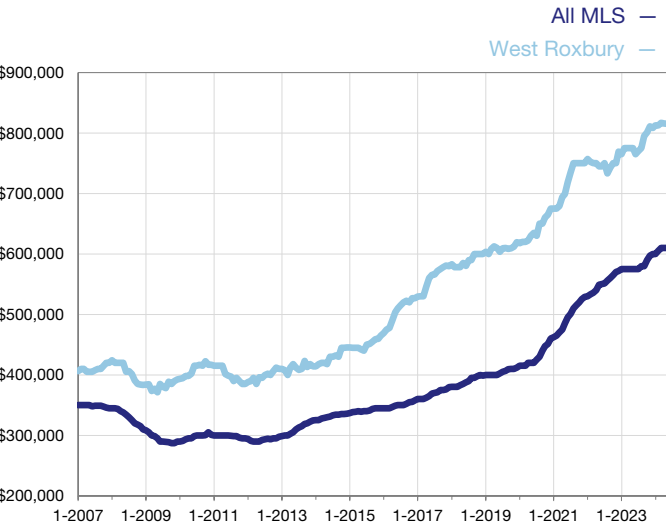
Single-Family Properties	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	23	22	- 4.3%	67	74	+ 10.4%
Closed Sales	13	22	+ 69.2%	48	65	+ 35.4%
Median Sales Price*	\$820,000	\$917,500	+ 11.9%	\$773,000	\$850,000	+ 10.0%
Inventory of Homes for Sale	20	17	- 15.0%	--	--	--
Months Supply of Inventory	1.4	1.3	- 7.1%	--	--	--
Cumulative Days on Market Until Sale	31	28	- 9.7%	45	28	- 37.8%
Percent of Original List Price Received*	103.5%	104.0%	+ 0.5%	99.7%	101.9%	+ 2.2%
New Listings	22	23	+ 4.5%	85	91	+ 7.1%

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

Condominium Properties	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	10	4	- 60.0%	31	22	- 29.0%
Closed Sales	3	4	+ 33.3%	23	19	- 17.4%
Median Sales Price*	\$675,000	\$679,950	+ 0.7%	\$580,000	\$665,000	+ 14.7%
Inventory of Homes for Sale	12	6	- 50.0%	--	--	--
Months Supply of Inventory	1.8	1.0	- 44.4%	--	--	--
Cumulative Days on Market Until Sale	64	24	- 62.5%	31	34	+ 9.7%
Percent of Original List Price Received*	97.7%	99.1%	+ 1.4%	99.9%	98.6%	- 1.3%
New Listings	11	4	- 63.6%	43	24	- 44.2%

* 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

