

# Dorchester

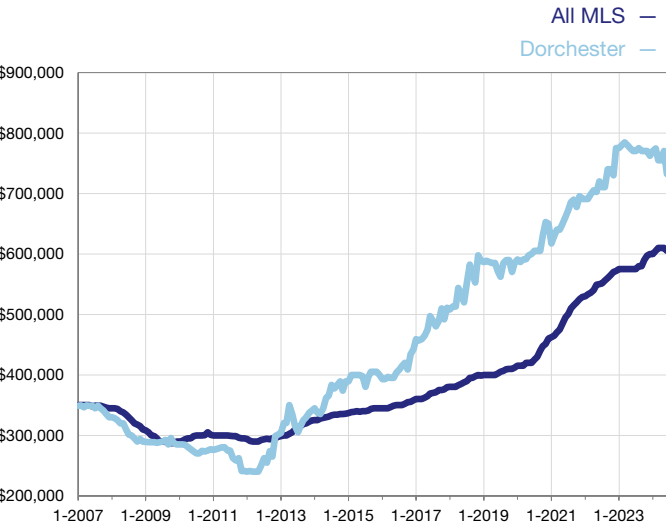
Single-Family Properties				Year to Date		
Key Metrics	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	9	4	- 55.6%	30	20	- 33.3%
Closed Sales	5	2	- 60.0%	25	18	- 28.0%
Median Sales Price*	\$890,000	\$910,625	+ 2.3%	\$770,000	\$685,000	- 11.0%
Inventory of Homes for Sale	6	2	- 66.7%	--	--	--
Months Supply of Inventory	1.2	0.6	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	13	45	+ 246.2%	52	29	- 44.2%
Percent of Original List Price Received*	103.0%	107.3%	+ 4.2%	96.0%	101.6%	+ 5.8%
New Listings	3	0	- 100.0%	33	23	- 30.3%

\* 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	18	17	- 5.6%	96	99	+ 3.1%
Closed Sales	17	21	+ 23.5%	84	93	+ 10.7%
Median Sales Price*	\$605,000	\$590,000	- 2.5%	\$620,000	\$628,400	+ 1.4%
Inventory of Homes for Sale	37	34	- 8.1%	--	--	--
Months Supply of Inventory	2.7	2.6	- 3.7%	--	--	--
Cumulative Days on Market Until Sale	27	21	- 22.2%	48	57	+ 18.8%
Percent of Original List Price Received*	99.3%	99.8%	+ 0.5%	99.2%	98.9%	- 0.3%
New Listings	20	29	+ 45.0%	133	126	- 5.3%

\* 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

