

West Roxbury

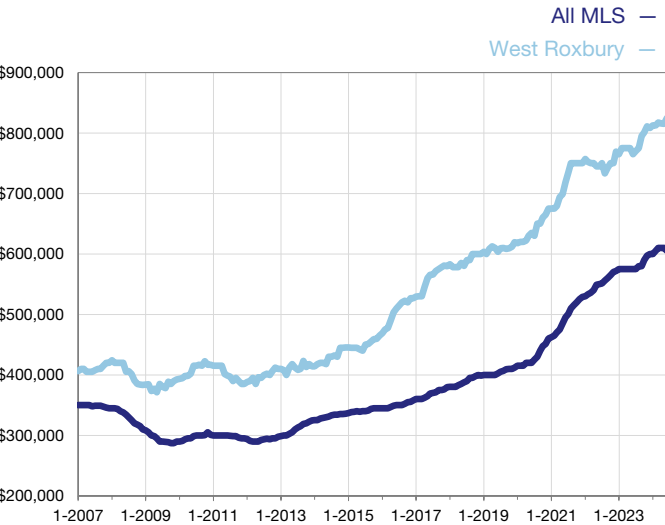
Single-Family Properties				Year to Date		
Key Metrics	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	21	16	- 23.8%	88	90	+ 2.3%
Closed Sales	27	20	- 25.9%	75	85	+ 13.3%
Median Sales Price*	\$750,000	\$835,500	+ 11.4%	\$765,000	\$850,000	+ 11.1%
Inventory of Homes for Sale	19	10	- 47.4%	--	--	--
Months Supply of Inventory	1.4	0.8	- 42.9%	--	--	--
Cumulative Days on Market Until Sale	22	18	- 18.2%	37	25	- 32.4%
Percent of Original List Price Received*	101.6%	106.0%	+ 4.3%	100.4%	102.9%	+ 2.5%
New Listings	21	12	- 42.9%	106	103	- 2.8%

* 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	7	6	- 14.3%	38	28	- 26.3%
Closed Sales	15	2	- 86.7%	38	22	- 42.1%
Median Sales Price*	\$560,000	\$667,500	+ 19.2%	\$575,000	\$637,500	+ 10.9%
Inventory of Homes for Sale	14	5	- 64.3%	--	--	--
Months Supply of Inventory	2.1	0.9	- 57.1%	--	--	--
Cumulative Days on Market Until Sale	22	33	+ 50.0%	28	34	+ 21.4%
Percent of Original List Price Received*	99.8%	102.8%	+ 3.0%	99.9%	99.2%	- 0.7%
New Listings	9	7	- 22.2%	52	31	- 40.4%

* 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

