

Dorchester

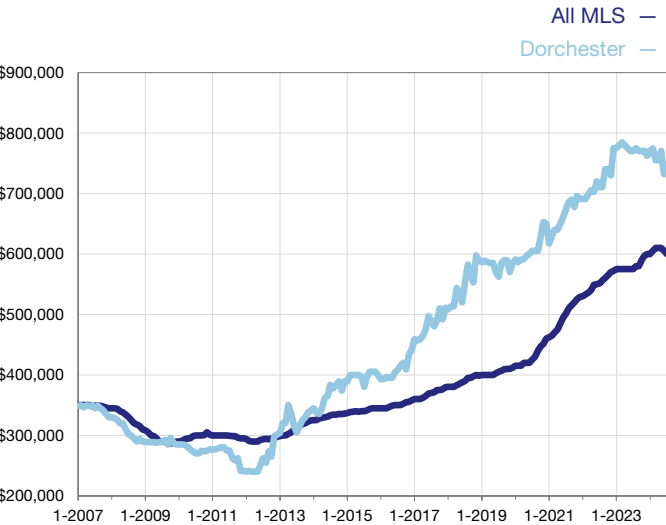
Single-Family Properties				Year to Date		
Key Metrics	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	4	2	- 50.0%	34	22	- 35.3%
Closed Sales	6	5	- 16.7%	31	24	- 22.6%
Median Sales Price*	\$712,500	\$795,000	+ 11.6%	\$770,000	\$685,000	- 11.0%
Inventory of Homes for Sale	10	3	- 70.0%	--	--	--
Months Supply of Inventory	2.0	1.0	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	26	44	+ 69.2%	47	33	- 29.8%
Percent of Original List Price Received*	103.5%	96.0%	- 7.2%	97.4%	99.1%	+ 1.7%
New Listings	8	3	- 62.5%	41	26	- 36.6%

* 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	11	21	+ 90.9%	107	117	+ 9.3%
Closed Sales	13	11	- 15.4%	97	104	+ 7.2%
Median Sales Price*	\$605,000	\$635,000	+ 5.0%	\$615,000	\$629,500	+ 2.4%
Inventory of Homes for Sale	39	26	- 33.3%	--	--	--
Months Supply of Inventory	2.9	1.9	- 34.5%	--	--	--
Cumulative Days on Market Until Sale	25	25	0.0%	45	54	+ 20.0%
Percent of Original List Price Received*	102.1%	97.6%	- 4.4%	99.6%	98.8%	- 0.8%
New Listings	26	16	- 38.5%	159	142	- 10.7%

* 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

