

West Roxbury

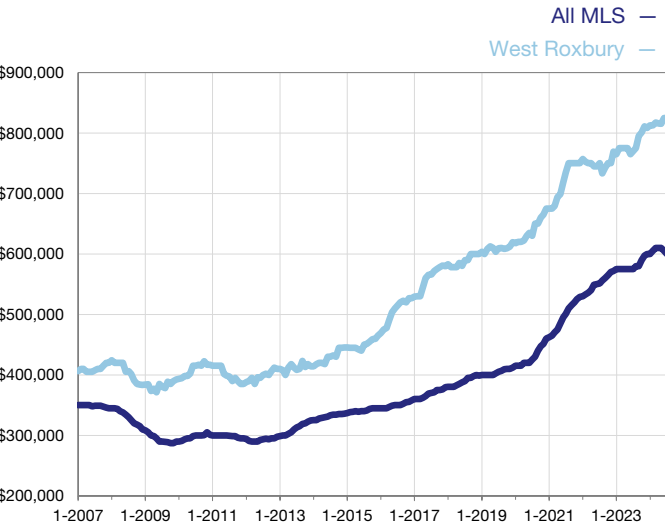
Single-Family Properties	July			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	9	13	+ 44.4%	97	102	+ 5.2%
Closed Sales	23	13	- 43.5%	98	99	+ 1.0%
Median Sales Price*	\$817,000	\$835,000	+ 2.2%	\$795,000	\$840,000	+ 5.7%
Inventory of Homes for Sale	20	20	0.0%	--	--	--
Months Supply of Inventory	1.5	1.5	0.0%	--	--	--
Cumulative Days on Market Until Sale	21	16	- 23.8%	33	24	- 27.3%
Percent of Original List Price Received*	103.7%	102.7%	- 1.0%	101.2%	102.8%	+ 1.6%
New Listings	12	23	+ 91.7%	118	126	+ 6.8%

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

Condominium Properties	July			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	11	6	- 45.5%	49	30	- 38.8%
Closed Sales	8	2	- 75.0%	46	24	- 47.8%
Median Sales Price*	\$687,500	\$701,250	+ 2.0%	\$589,500	\$665,000	+ 12.8%
Inventory of Homes for Sale	15	9	- 40.0%	--	--	--
Months Supply of Inventory	2.1	1.8	- 14.3%	--	--	--
Cumulative Days on Market Until Sale	20	48	+ 140.0%	26	35	+ 34.6%
Percent of Original List Price Received*	99.2%	97.5%	- 1.7%	99.8%	99.0%	- 0.8%
New Listings	12	7	- 41.7%	64	38	- 40.6%

* 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

