

Local Market Update – August 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Roslindale

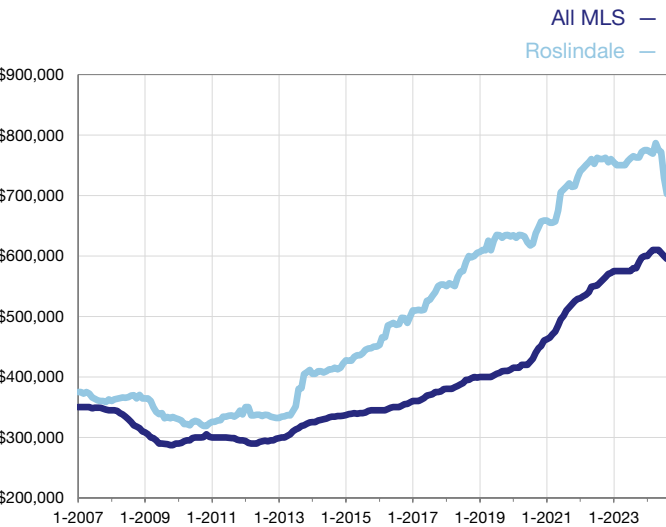
Single-Family Properties	August			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	7	8	+ 14.3%	58	47	- 19.0%
Closed Sales	9	10	+ 11.1%	53	46	- 13.2%
Median Sales Price*	\$835,000	\$867,500	+ 3.9%	\$833,000	\$850,000	+ 2.0%
Inventory of Homes for Sale	8	13	+ 62.5%	--	--	--
Months Supply of Inventory	1.3	2.5	+ 92.3%	--	--	--
Cumulative Days on Market Until Sale	29	24	- 17.2%	34	30	- 11.8%
Percent of Original List Price Received*	97.0%	104.3%	+ 7.5%	100.8%	103.9%	+ 3.1%
New Listings	4	3	- 25.0%	67	66	- 1.5%

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

Condominium Properties	August			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	10	8	- 20.0%	92	56	- 39.1%
Closed Sales	7	5	- 28.6%	93	53	- 43.0%
Median Sales Price*	\$550,000	\$523,000	- 4.9%	\$585,000	\$660,000	+ 12.8%
Inventory of Homes for Sale	9	12	+ 33.3%	--	--	--
Months Supply of Inventory	0.8	1.6	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	27	30	+ 11.1%	32	26	- 18.8%
Percent of Original List Price Received*	103.1%	101.6%	- 1.5%	100.4%	103.4%	+ 3.0%
New Listings	10	3	- 70.0%	98	70	- 28.6%

* 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

