

Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Roxbury

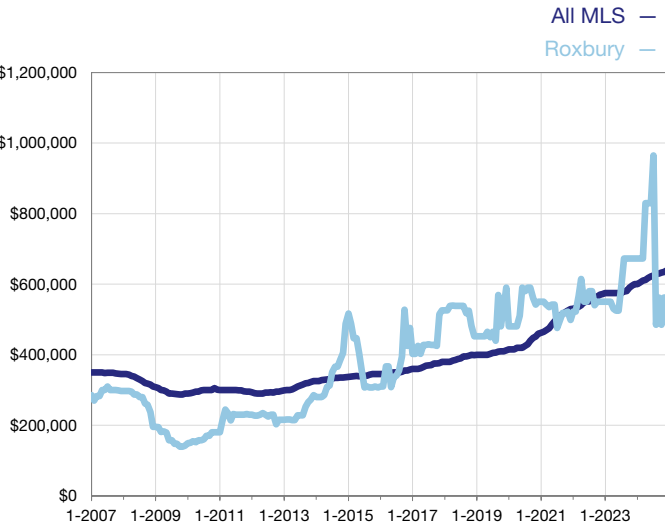
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	0	1	--	5	7	+ 40.0%
Closed Sales	0	0	--	5	4	- 20.0%
Median Sales Price*	\$0	\$0	--	\$672,500	\$562,450	- 16.4%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	2.4	0.9	- 62.5%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	46	66	+ 43.5%
Percent of Original List Price Received*	0.0%	0.0%	--	100.8%	98.3%	- 2.5%
New Listings	0	0	--	11	9	- 18.2%

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

Condominium Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	0	2	--	9	43	+ 377.8%
Closed Sales	1	1	0.0%	12	40	+ 233.3%
Median Sales Price*	\$525,000	\$640,000	+ 21.9%	\$517,000	\$530,400	+ 2.6%
Inventory of Homes for Sale	11	10	- 9.1%	--	--	--
Months Supply of Inventory	7.3	2.8	- 61.6%	--	--	--
Cumulative Days on Market Until Sale	143	110	- 23.1%	74	55	- 25.7%
Percent of Original List Price Received*	95.8%	76.3%	- 20.4%	94.8%	98.3%	+ 3.7%
New Listings	1	2	+ 100.0%	27	88	+ 225.9%

* 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

