

Jamaica Plain

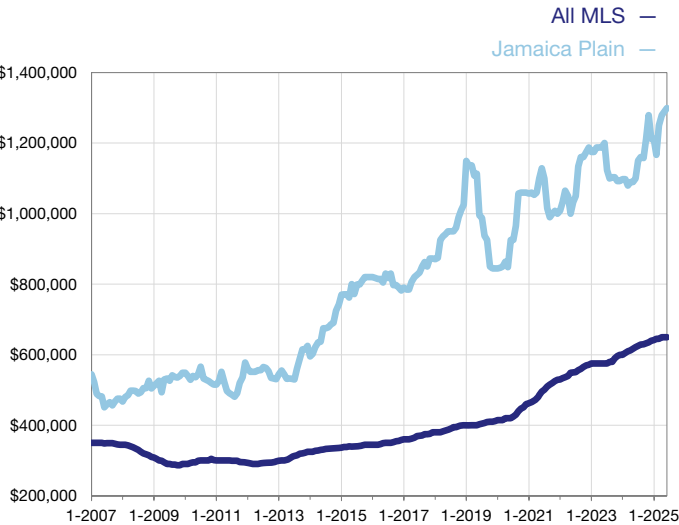
Single-Family Properties	June			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	5	15	+ 200.0%	26	37	+ 42.3%
Closed Sales	7	6	- 14.3%	21	24	+ 14.3%
Median Sales Price*	\$1,450,000	\$1,573,050	+ 8.5%	\$1,335,000	\$1,470,000	+ 10.1%
Inventory of Homes for Sale	11	12	+ 9.1%	--	--	--
Months Supply of Inventory	2.6	2.0	- 23.1%	--	--	--
Cumulative Days on Market Until Sale	10	19	+ 90.0%	22	38	+ 72.7%
Percent of Original List Price Received*	108.1%	110.4%	+ 2.1%	104.2%	103.3%	- 0.9%
New Listings	7	15	+ 114.3%	38	52	+ 36.8%

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

Condominium Properties	June			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	35	31	- 11.4%	150	161	+ 7.3%
Closed Sales	40	29	- 27.5%	118	131	+ 11.0%
Median Sales Price*	\$740,000	\$745,000	+ 0.7%	\$740,000	\$715,000	- 3.4%
Inventory of Homes for Sale	61	62	+ 1.6%	--	--	--
Months Supply of Inventory	2.7	2.8	+ 3.7%	--	--	--
Cumulative Days on Market Until Sale	25	35	+ 40.0%	35	40	+ 14.3%
Percent of Original List Price Received*	101.5%	100.9%	- 0.6%	101.6%	100.3%	- 1.3%
New Listings	40	42	+ 5.0%	199	227	+ 14.1%

* 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

