

# Jamaica Plain

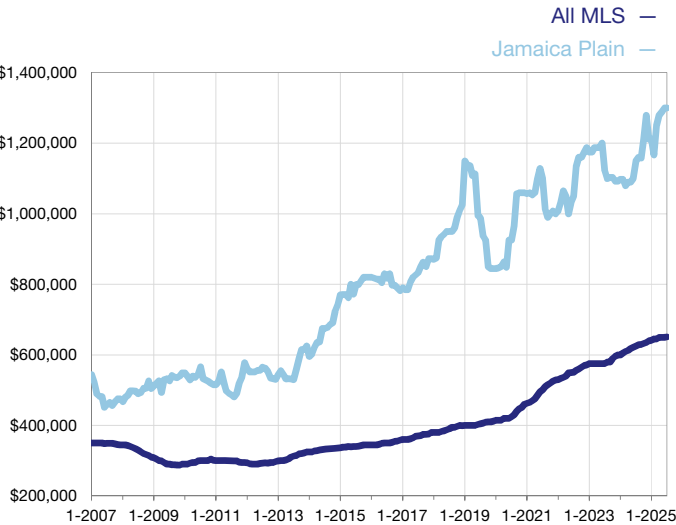
Single-Family Properties	July			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	4	7	+ 75.0%	30	40	+ 33.3%
Closed Sales	7	9	+ 28.6%	28	33	+ 17.9%
Median Sales Price*	\$1,155,000	\$1,256,250	+ 8.8%	\$1,275,000	\$1,455,000	+ 14.1%
Inventory of Homes for Sale	9	6	- 33.3%	--	--	--
Months Supply of Inventory	2.1	1.0	- 52.4%	--	--	--
Cumulative Days on Market Until Sale	17	27	+ 58.8%	20	35	+ 75.0%
Percent of Original List Price Received*	102.5%	99.7%	- 2.7%	103.8%	102.3%	- 1.4%
New Listings	4	3	- 25.0%	42	53	+ 26.2%

\* 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		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	22	28	+ 27.3%	172	189	+ 9.9%
Closed Sales	31	44	+ 41.9%	149	176	+ 18.1%
Median Sales Price*	\$700,000	\$807,500	+ 15.4%	\$740,000	\$737,500	- 0.3%
Inventory of Homes for Sale	54	46	- 14.8%	--	--	--
Months Supply of Inventory	2.4	2.0	- 16.7%	--	--	--
Cumulative Days on Market Until Sale	28	37	+ 32.1%	34	39	+ 14.7%
Percent of Original List Price Received*	100.7%	97.7%	- 3.0%	101.4%	99.7%	- 1.7%
New Listings	25	24	- 4.0%	224	251	+ 12.1%

\* 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

