

Local Market Update – April 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Roxbury

Single-Family Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	1	1	0.0%	3	1	- 66.7%
Closed Sales	1	0	- 100.0%	4	0	- 100.0%
Median Sales Price*	\$689,000	\$0	- 100.0%	\$1,035,000	\$0	- 100.0%
Inventory of Homes for Sale	3	3	0.0%	--	--	--
Months Supply of Inventory	2.6	1.7	- 34.6%	--	--	--
Cumulative Days on Market Until Sale	134	0	- 100.0%	178	0	- 100.0%
Percent of Original List Price Received*	92.0%	0.0%	- 100.0%	94.1%	0.0%	- 100.0%
New Listings	1	2	+ 100.0%	5	3	- 40.0%

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

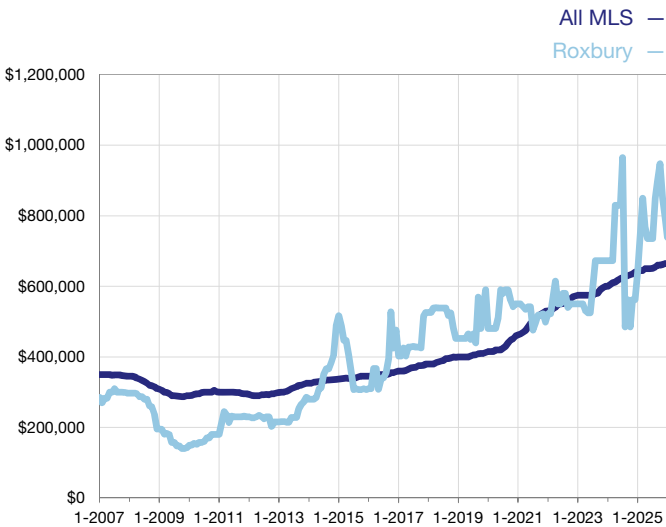
Condominium Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	5	3	- 40.0%	8	7	- 12.5%
Closed Sales	1	2	+ 100.0%	5	10	+ 100.0%
Median Sales Price*	\$610,000	\$675,000	+ 10.7%	\$618,000	\$605,000	- 2.1%
Inventory of Homes for Sale	22	9	- 59.1%	--	--	--
Months Supply of Inventory	7.3	3.3	- 54.8%	--	--	--
Cumulative Days on Market Until Sale	356	21	- 94.1%	142	65	- 54.2%
Percent of Original List Price Received*	89.8%	100.2%	+ 11.6%	94.1%	96.8%	+ 2.9%
New Listings	15	4	- 73.3%	28	16	- 42.9%

* 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

