

Roxbury Crossing 02120

ZIP code · MA · Massachusetts > Suffolk County

SELLER'S MARKET

\$1.9M

MEDIAN SALE PRICE

+173.6%

1-YR CHANGE

33

SALES (12 MO)

\$607K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 73 / 100

Buyer's market

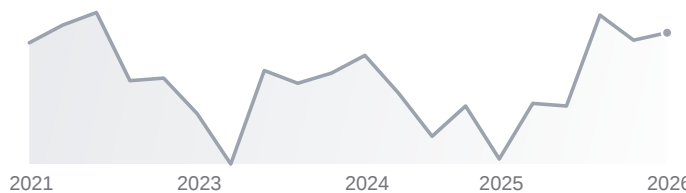
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

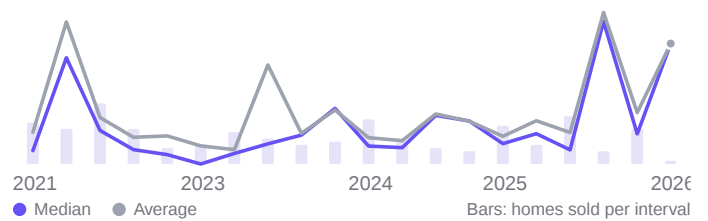
Market temperature (0–100)

73 / 100



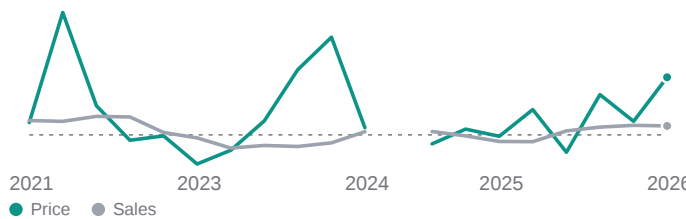
Sale prices

Median \$3.3M · Average \$3.3M



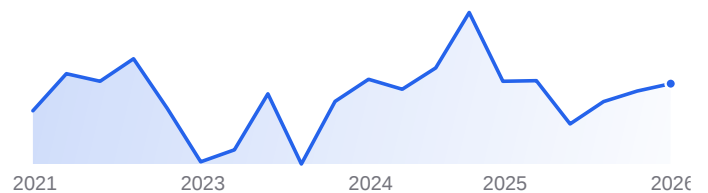
Growth (year over year)

Price +173.6% · Sales +26.9%



Price per square foot

\$596/ft²



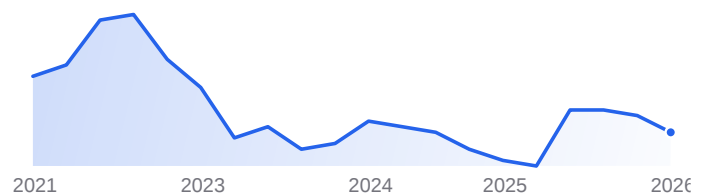
Sale premium vs estimated value

-1.9%



Annual turnover (share of homes sold)

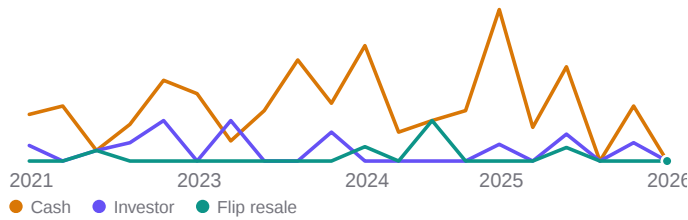
2.6%



BUYERS & OUTCOMES

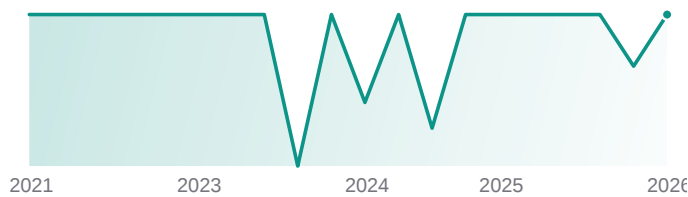
Buyer mix

Cash 0% · Investor 0% · Flip resale 0%



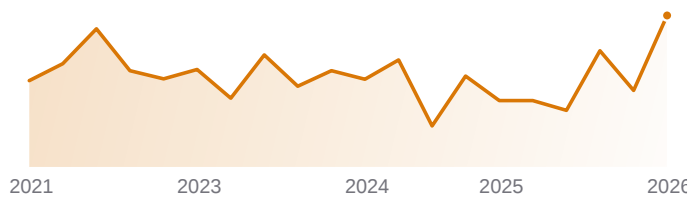
Sellers who sold at a gain

100%

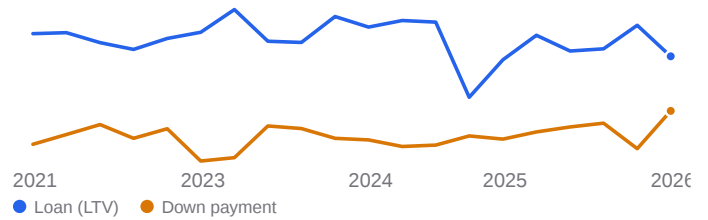


Median annualized return at resale

+8.9%

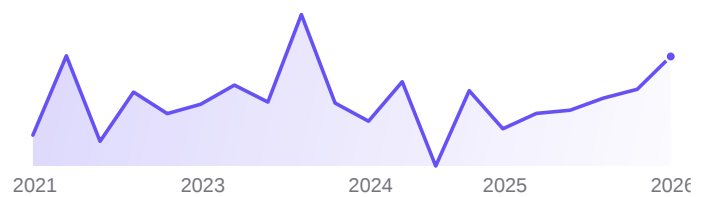


Financing (share of purchase price) Loan (LTV) 65% · Down payment 35%



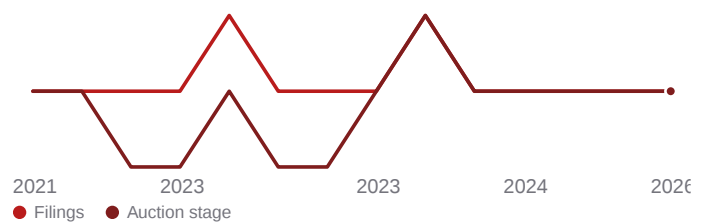
Typical hold before selling

20.5 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,249
Median value (AVM)	\$607K
Median size	2,080 ft²
Median bedrooms	4
Median year built	1910
Single family	12%
Condos	38%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	70%
Underwater (LTV 125% or more)	2.1%
Owner occupied	39%
Company owned	34%
Median loan-to-value	31%

Typical ownership tenure

15.5 yrs

COMMUNITY

Population	16,335
Density	26,806 / mi²
Median household income	\$64K
Average household income	\$85K
Crime index (US avg 100)	115
Air pollution index (US avg 100)	109
Earthquake index (US avg 100)	75
Homes occupied	89%
Bachelor's or higher	29%
Poverty rate	32.7%
Unemployment	1.0%
Average temp	50°F
Annual precip	47 in
Sunshine	58%

Market metrics are derived from recorded arms-length deeds through July 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.