

Ipswich

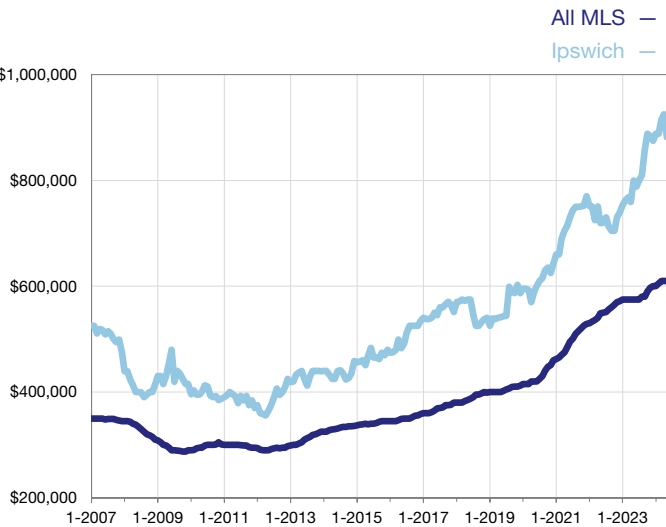
Single-Family Properties	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	9	13	+ 44.4%	35	25	- 28.6%
Closed Sales	7	8	+ 14.3%	33	21	- 36.4%
Median Sales Price*	\$1,176,925	\$793,250	- 32.6%	\$879,900	\$875,000	- 0.6%
Inventory of Homes for Sale	13	22	+ 69.2%	--	--	--
Months Supply of Inventory	1.6	3.2	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	14	18	+ 28.6%	61	46	- 24.6%
Percent of Original List Price Received*	104.4%	101.8%	- 2.5%	99.1%	100.9%	+ 1.8%
New Listings	12	22	+ 83.3%	43	43	0.0%

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

Condominium Properties	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	7	4	- 42.9%	19	13	- 31.6%
Closed Sales	3	3	0.0%	13	15	+ 15.4%
Median Sales Price*	\$540,000	\$995,000	+ 84.3%	\$511,500	\$639,000	+ 24.9%
Inventory of Homes for Sale	8	8	0.0%	--	--	--
Months Supply of Inventory	1.8	2.5	+ 38.9%	--	--	--
Cumulative Days on Market Until Sale	51	46	- 9.8%	69	49	- 29.0%
Percent of Original List Price Received*	100.1%	106.3%	+ 6.2%	102.2%	103.3%	+ 1.1%
New Listings	7	9	+ 28.6%	24	20	- 16.7%

* 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

