

# Topsfield

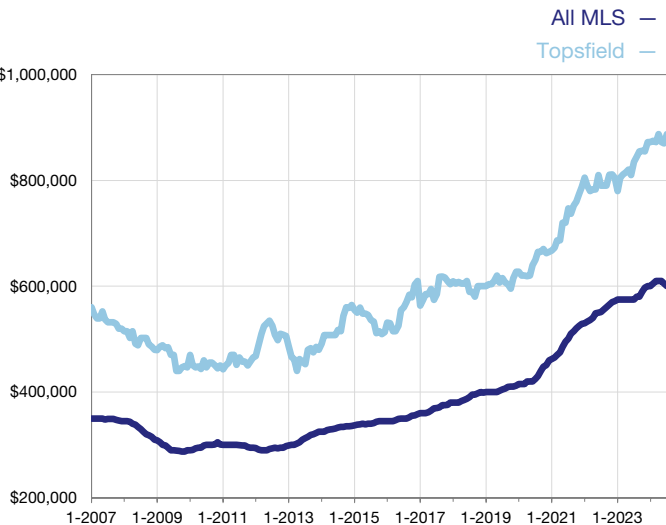
Single-Family Properties	July			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	9	6	- 33.3%	38	25	- 34.2%
Closed Sales	7	3	- 57.1%	29	21	- 27.6%
Median Sales Price*	\$845,000	\$855,000	+ 1.2%	\$870,000	\$925,000	+ 6.3%
Inventory of Homes for Sale	4	10	+ 150.0%	--	--	--
Months Supply of Inventory	0.8	2.8	+ 250.0%	--	--	--
Cumulative Days on Market Until Sale	19	38	+ 100.0%	22	37	+ 68.2%
Percent of Original List Price Received*	105.1%	97.6%	- 7.1%	105.6%	100.1%	- 5.2%
New Listings	2	4	+ 100.0%	40	37	- 7.5%

\* 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		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	0	1	--	6	8	+ 33.3%
Closed Sales	2	0	- 100.0%	7	7	0.0%
Median Sales Price*	\$442,500	\$0	- 100.0%	\$500,000	\$860,000	+ 72.0%
Inventory of Homes for Sale	3	3	0.0%	--	--	--
Months Supply of Inventory	2.4	1.7	- 29.2%	--	--	--
Cumulative Days on Market Until Sale	61	0	- 100.0%	29	51	+ 75.9%
Percent of Original List Price Received*	94.4%	0.0%	- 100.0%	99.9%	100.4%	+ 0.5%
New Listings	0	3	--	9	10	+ 11.1%

\* 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

