

Topsfield

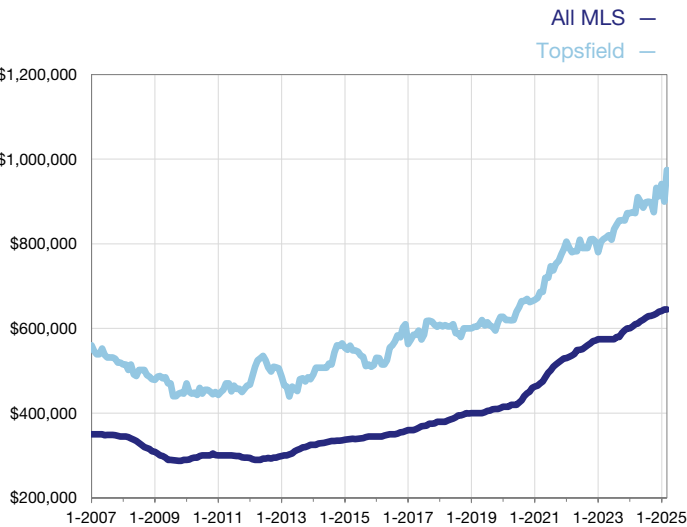
Single-Family Properties	March			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	3	5	+ 66.7%	7	13	+ 85.7%
Closed Sales	2	6	+ 200.0%	9	10	+ 11.1%
Median Sales Price*	\$916,250	\$1,382,000	+ 50.8%	\$925,000	\$1,151,000	+ 24.4%
Inventory of Homes for Sale	10	5	- 50.0%	--	--	--
Months Supply of Inventory	2.1	1.1	- 47.6%	--	--	--
Cumulative Days on Market Until Sale	52	80	+ 53.8%	57	66	+ 15.8%
Percent of Original List Price Received*	93.6%	99.6%	+ 6.4%	97.8%	100.8%	+ 3.1%
New Listings	8	5	- 37.5%	13	10	- 23.1%

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

Condominium Properties	March			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	3	1	- 66.7%	5	2	- 60.0%
Closed Sales	3	1	- 66.7%	3	3	0.0%
Median Sales Price*	\$1,075,000	\$540,000	- 49.8%	\$1,075,000	\$795,000	- 26.0%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	1.4	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	72	81	+ 12.5%	72	113	+ 56.9%
Percent of Original List Price Received*	98.5%	94.7%	- 3.9%	98.5%	92.2%	- 6.4%
New Listings	3	1	- 66.7%	6	1	- 83.3%

* 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

