

Ipswich

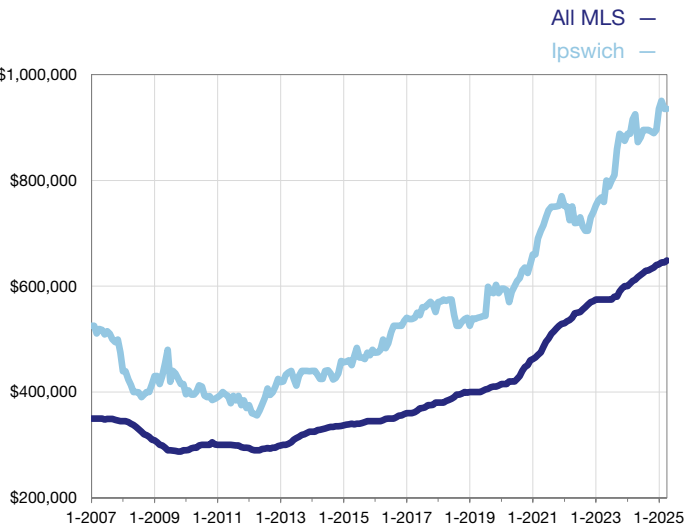
Single-Family Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	7	11	+ 57.1%	12	25	+ 108.3%
Closed Sales	2	6	+ 200.0%	13	22	+ 69.2%
Median Sales Price*	\$1,095,000	\$850,000	- 22.4%	\$895,000	\$960,000	+ 7.3%
Inventory of Homes for Sale	14	17	+ 21.4%	--	--	--
Months Supply of Inventory	2.2	2.1	- 4.5%	--	--	--
Cumulative Days on Market Until Sale	60	68	+ 13.3%	63	42	- 33.3%
Percent of Original List Price Received*	103.0%	103.7%	+ 0.7%	100.4%	101.7%	+ 1.3%
New Listings	10	18	+ 80.0%	20	41	+ 105.0%

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

Condominium Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	1	7	+ 600.0%	9	13	+ 44.4%
Closed Sales	2	2	0.0%	12	5	- 58.3%
Median Sales Price*	\$665,000	\$437,500	- 34.2%	\$604,500	\$405,000	- 33.0%
Inventory of Homes for Sale	4	10	+ 150.0%	--	--	--
Months Supply of Inventory	1.2	2.5	+ 108.3%	--	--	--
Cumulative Days on Market Until Sale	15	89	+ 493.3%	50	39	- 22.0%
Percent of Original List Price Received*	107.0%	100.4%	- 6.2%	102.6%	103.5%	+ 0.9%
New Listings	3	11	+ 266.7%	11	23	+ 109.1%

* 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

