

# Ipswich

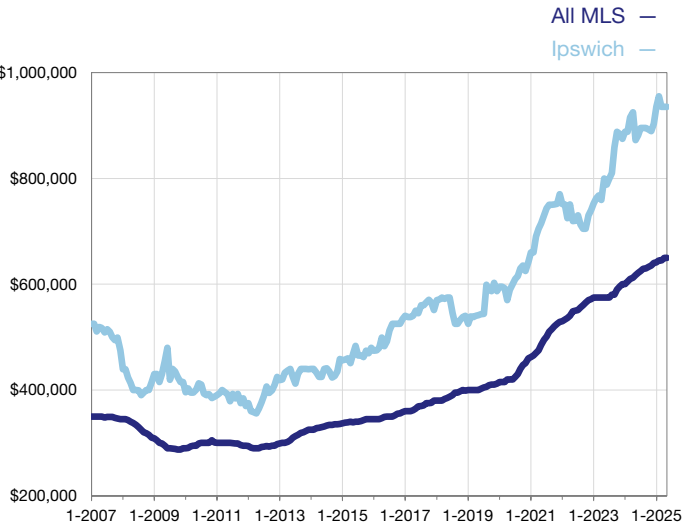
Single-Family Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	10	12	+ 20.0%	22	35	+ 59.1%
Closed Sales	8	8	0.0%	21	30	+ 42.9%
Median Sales Price*	\$793,250	\$745,000	- 6.1%	\$875,000	\$900,000	+ 2.9%
Inventory of Homes for Sale	25	30	+ 20.0%	--	--	--
Months Supply of Inventory	3.8	3.7	- 2.6%	--	--	--
Cumulative Days on Market Until Sale	18	28	+ 55.6%	46	38	- 17.4%
Percent of Original List Price Received*	101.8%	108.9%	+ 7.0%	100.9%	103.6%	+ 2.7%
New Listings	21	23	+ 9.5%	41	64	+ 56.1%

\* 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	3	8	+ 166.7%	12	19	+ 58.3%
Closed Sales	3	3	0.0%	15	8	- 46.7%
Median Sales Price*	\$995,000	\$505,000	- 49.2%	\$639,000	\$446,000	- 30.2%
Inventory of Homes for Sale	9	9	0.0%	--	--	--
Months Supply of Inventory	2.9	2.1	- 27.6%	--	--	--
Cumulative Days on Market Until Sale	46	11	- 76.1%	49	29	- 40.8%
Percent of Original List Price Received*	106.3%	108.6%	+ 2.2%	103.3%	105.4%	+ 2.0%
New Listings	9	6	- 33.3%	20	29	+ 45.0%

\* 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

