

Ipswich

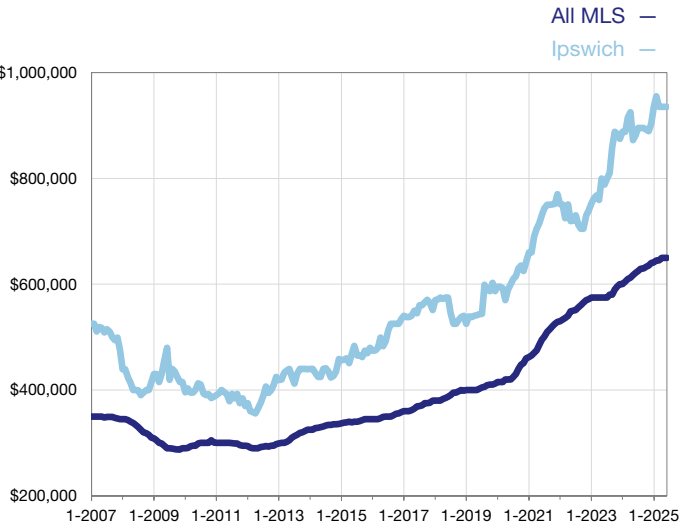
| Single-Family Properties | June | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|---------|
| Key Metrics | 2024 | 2025 | + / - | 2024 | 2025 | + / - |
| Pending Sales | 13 | 14 | + 7.7% | 35 | 47 | + 34.3% |
| Closed Sales | 10 | 11 | + 10.0% | 31 | 40 | + 29.0% |
| Median Sales Price* | \$917,500 | \$900,000 | - 1.9% | \$875,000 | \$907,500 | + 3.7% |
| Inventory of Homes for Sale | 14 | 30 | + 114.3% | -- | -- | -- |
| Months Supply of Inventory | 2.1 | 3.8 | + 81.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 21 | 19 | - 9.5% | 38 | 34 | - 10.5% |
| Percent of Original List Price Received* | 107.3% | 103.4% | - 3.6% | 103.0% | 103.5% | + 0.5% |
| New Listings | 8 | 17 | + 112.5% | 48 | 80 | + 66.7% |

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

| Condominium Properties | June | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|---------|
| Key Metrics | 2024 | 2025 | + / - | 2024 | 2025 | + / - |
| Pending Sales | 9 | 5 | - 44.4% | 21 | 24 | + 14.3% |
| Closed Sales | 3 | 10 | + 233.3% | 18 | 19 | + 5.6% |
| Median Sales Price* | \$680,000 | \$581,000 | - 14.6% | \$644,500 | \$505,000 | - 21.6% |
| Inventory of Homes for Sale | 4 | 10 | + 150.0% | -- | -- | -- |
| Months Supply of Inventory | 1.1 | 2.4 | + 118.2% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 24 | 19 | - 20.8% | 45 | 27 | - 40.0% |
| Percent of Original List Price Received* | 102.4% | 104.9% | + 2.4% | 103.2% | 105.2% | + 1.9% |
| New Listings | 4 | 5 | + 25.0% | 25 | 35 | + 40.0% |

* 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

