

Topsfield

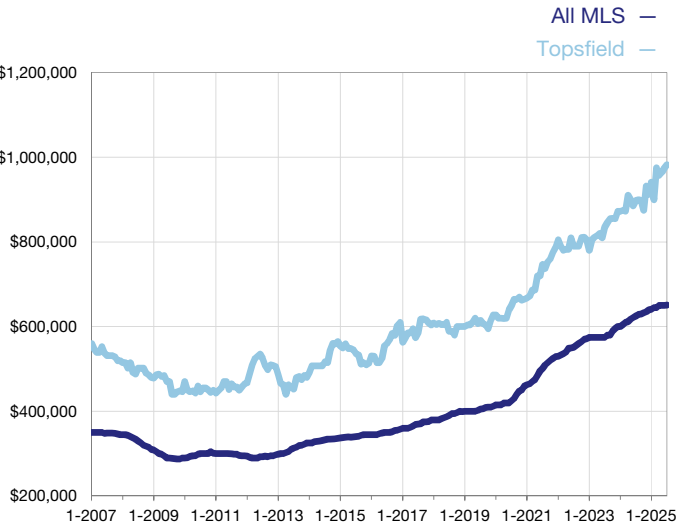
Single-Family Properties	July			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	6	8	+ 33.3%	25	31	+ 24.0%
Closed Sales	3	2	- 33.3%	23	25	+ 8.7%
Median Sales Price*	\$855,000	\$1,227,500	+ 43.6%	\$925,000	\$1,060,000	+ 14.6%
Inventory of Homes for Sale	12	8	- 33.3%	--	--	--
Months Supply of Inventory	3.4	1.8	- 47.1%	--	--	--
Cumulative Days on Market Until Sale	38	19	- 50.0%	42	55	+ 31.0%
Percent of Original List Price Received*	97.6%	100.4%	+ 2.9%	100.4%	102.6%	+ 2.2%
New Listings	4	7	+ 75.0%	37	34	- 8.1%

* 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		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	0	0	--	7	3	- 57.1%
Closed Sales	0	0	--	7	5	- 28.6%
Median Sales Price*	\$0	\$0	--	\$860,000	\$669,900	- 22.1%
Inventory of Homes for Sale	4	1	- 75.0%	--	--	--
Months Supply of Inventory	2.2	0.7	- 68.2%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	51	76	+ 49.0%
Percent of Original List Price Received*	0.0%	0.0%	--	100.4%	94.3%	- 6.1%
New Listings	3	0	- 100.0%	10	4	- 60.0%

* 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

