

Local Market Update – December 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Haverhill

Single-Family Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	21	33	+ 57.1%	301	362	+ 20.3%
Closed Sales	22	24	+ 9.1%	300	345	+ 15.0%
Median Sales Price*	\$525,000	\$578,750	+ 10.2%	\$560,000	\$602,000	+ 7.5%
Inventory of Homes for Sale	36	26	- 27.8%	--	--	--
Months Supply of Inventory	1.4	0.9	- 35.7%	--	--	--
Cumulative Days on Market Until Sale	28	33	+ 17.9%	23	30	+ 30.4%
Percent of Original List Price Received*	99.8%	98.8%	- 1.0%	103.8%	100.6%	- 3.1%
New Listings	19	19	0.0%	345	400	+ 15.9%

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

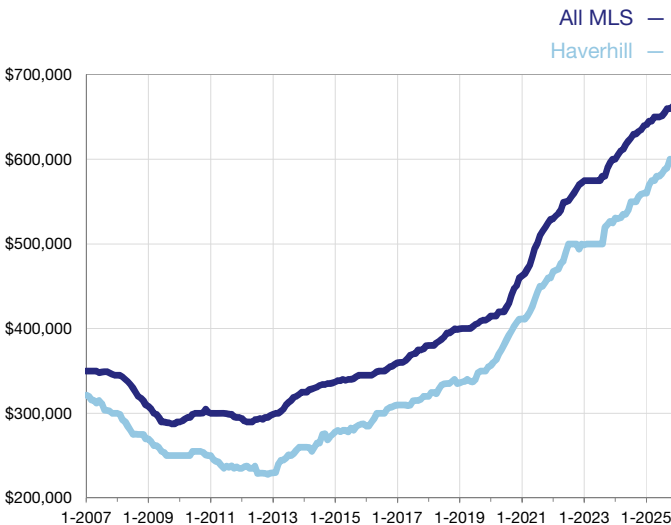
Condominium Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	14	15	+ 7.1%	235	299	+ 27.2%
Closed Sales	28	25	- 10.7%	228	296	+ 29.8%
Median Sales Price*	\$412,500	\$419,900	+ 1.8%	\$413,500	\$399,450	- 3.4%
Inventory of Homes for Sale	29	29	0.0%	--	--	--
Months Supply of Inventory	1.5	1.2	- 20.0%	--	--	--
Cumulative Days on Market Until Sale	30	42	+ 40.0%	25	30	+ 20.0%
Percent of Original List Price Received*	99.3%	98.0%	- 1.3%	102.2%	99.9%	- 2.3%
New Listings	15	13	- 13.3%	281	354	+ 26.0%

* 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

