

Local Market Update – August 2026

A Research Tool Provided by the New Hampshire REALTORS®



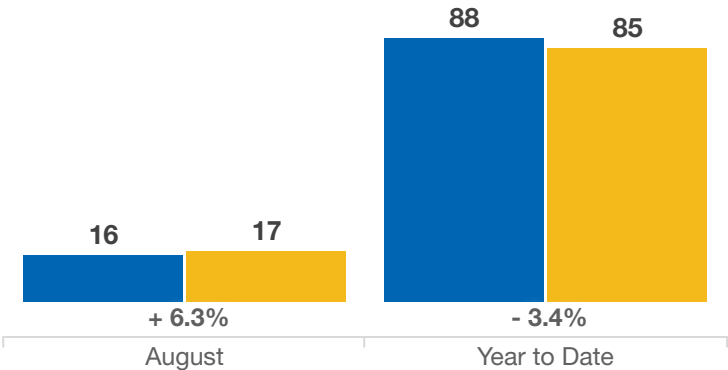
Amherst

Single Family Residence	August			Year to Date		
	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
Closed Sales	16	17	+ 6.3%	88	85	- 3.4%
Median Sales Price*	\$717,500	\$800,000	+ 11.5%	\$688,250	\$723,000	+ 5.0%
Median List Price	\$650,000	\$662,500	+ 1.9%	\$698,000	\$775,000	+ 11.0%
Volume of Closed Sales	\$12,144,000	\$13,432,400	+ 10.6%	\$65,274,628	\$73,790,725	+ 13.0%
Days on Market Until Sale	13	19	+ 46.2%	17	14	- 17.6%
Pending Sales	16	14	- 12.5%	96	97	+ 1.0%
Months Supply of Inventory	1.3	3.2	+ 146.2%	—	—	—
New Listings	15	20	+ 33.3%	117	139	+ 18.8%
Inventory of Homes for Sale	14	36	+ 157.1%	—	—	—
Percent of Original List Price Received*	101.6%	99.5%	- 2.1%	101.0%	100.0%	- 1.0%

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

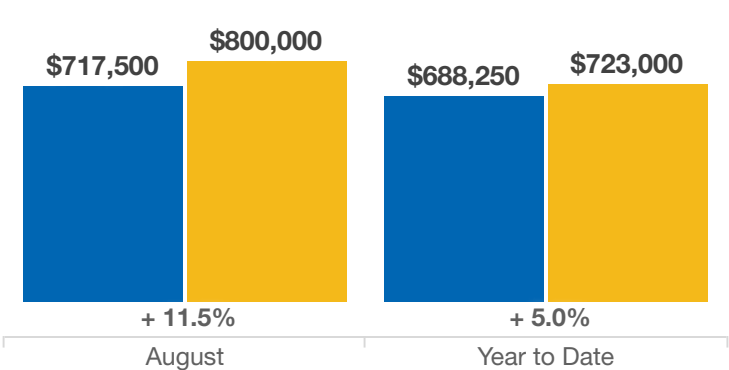
Closed Sales

2025 2026



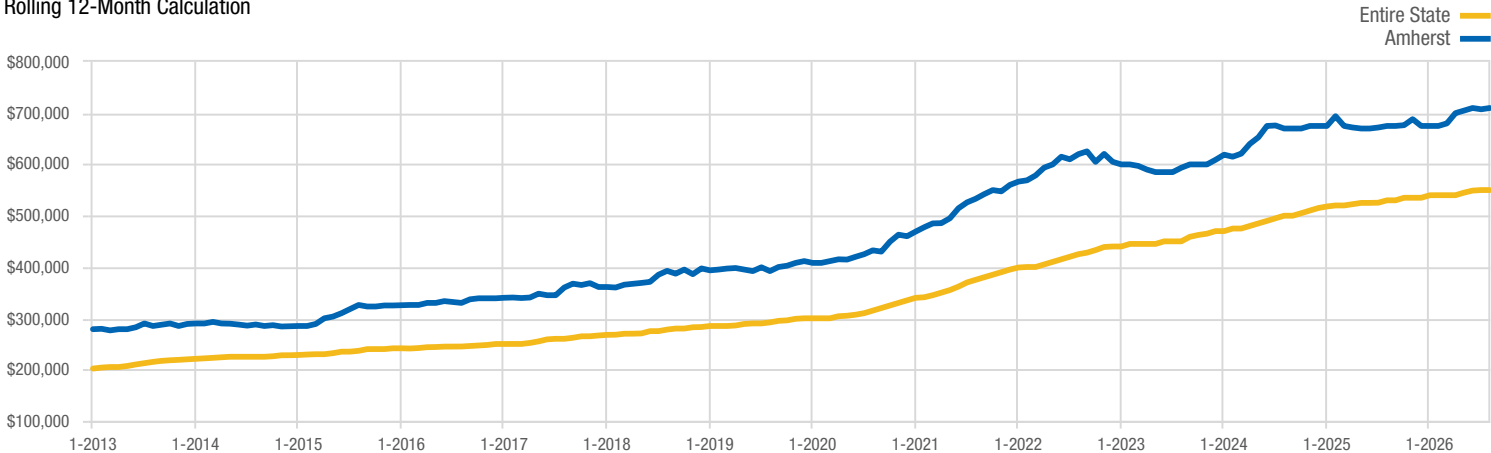
Median Sales Price

2025 2026



Median Sales Price - Single Family Residence

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.