

Local Market Update – September 2026

A Research Tool Provided by the New Hampshire REALTORS®



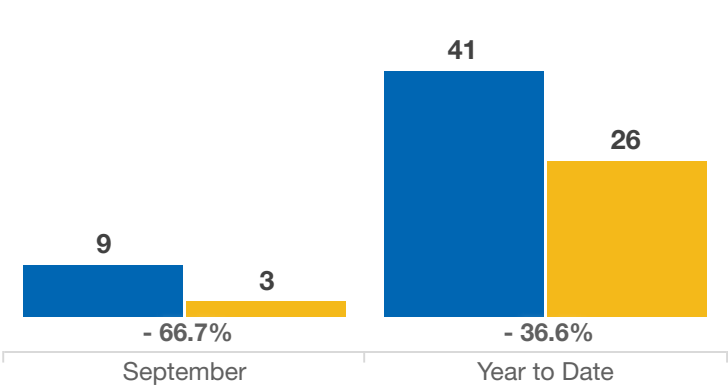
Seabrook

Single Family Residence	September			Year to Date		
	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
Closed Sales	9	3	- 66.7%	41	26	- 36.6%
Median Sales Price*	\$925,000	\$648,000	- 29.9%	\$759,000	\$692,500	- 8.8%
Median List Price	\$675,000	\$729,000	+ 8.0%	\$750,000	\$725,000	- 3.3%
Volume of Closed Sales	\$9,931,512	\$2,232,900	- 77.5%	\$37,671,212	\$24,446,200	- 35.1%
Days on Market Until Sale	41	9	- 78.0%	30	31	+ 3.3%
Pending Sales	4	9	+ 125.0%	47	37	- 21.3%
Months Supply of Inventory	1.5	3.3	+ 120.0%	—	—	—
New Listings	3	11	+ 266.7%	59	55	- 6.8%
Inventory of Homes for Sale	7	12	+ 71.4%	—	—	—
Percent of Original List Price Received*	92.8%	101.8%	+ 9.7%	97.1%	98.2%	+ 1.1%

* 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.

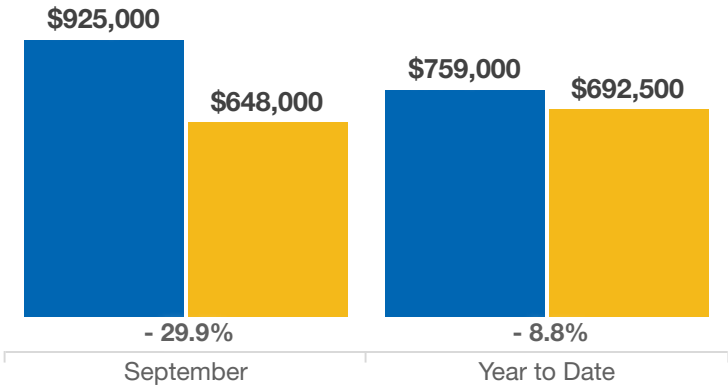
Closed Sales

2025 2026



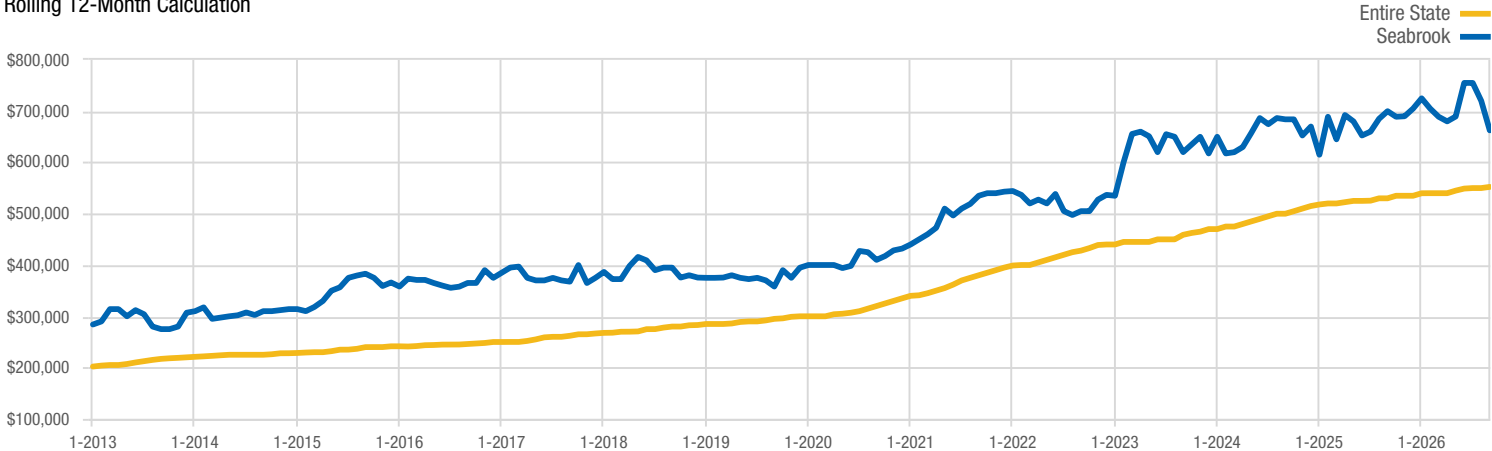
Median Sales Price

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.