Local Market Update – October 2026

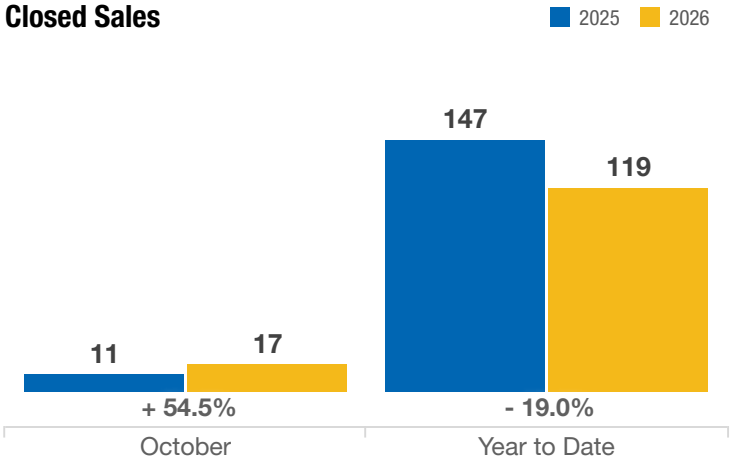
A Research Tool Provided by the New Hampshire REALTORS®

Portsmouth

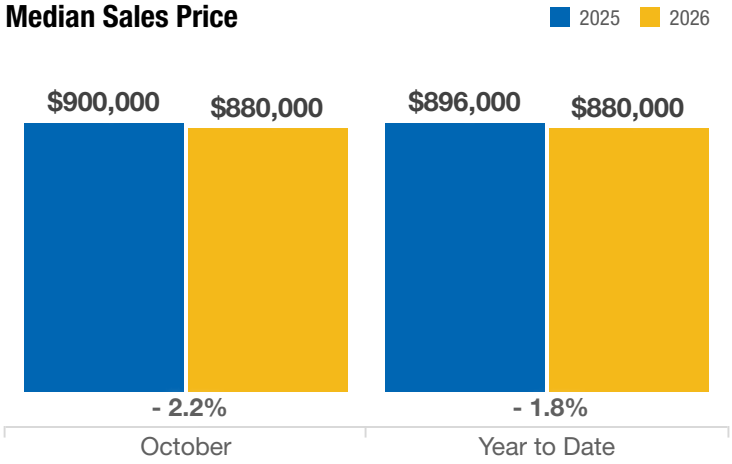
Single Family Residence	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
Closed Sales	11	**17**	+ 54.5%	147	**119**	- 19.0%
Median Sales Price*	$900,000	**$880,000**	- 2.2%	$896,000	**$880,000**	- 1.8%
Median List Price	$1,028,500	**$995,000**	- 3.3%	$969,500	**$959,000**	- 1.1%
Volume of Closed Sales	$12,032,100	**$19,878,000**	+ 65.2%	$174,361,099	**$142,827,595**	- 18.1%
Days on Market Until Sale	32	**30**	- 6.3%	31	**42**	+ 35.5%
Pending Sales	7	**17**	+ 142.9%	143	**128**	- 10.5%
Months Supply of Inventory	3.3	**3.2**	- 3.0%	—	**—**	—
New Listings	20	**18**	- 10.0%	206	**179**	- 13.1%
Inventory of Homes for Sale	47	**41**	- 12.8%	—	**—**	—
Percent of Original List Price Received*	96.0%	**95.2%**	- 0.8%	97.0%	**97.3%**	+ 0.3%

* 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

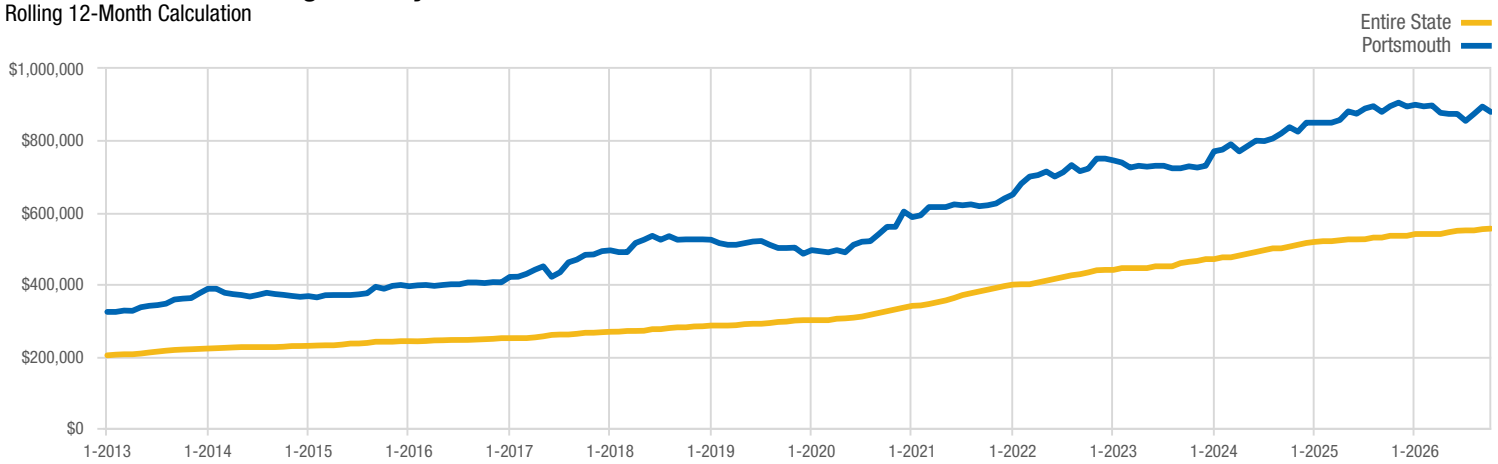


Median Sales Price



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.

Current as of November 5, 2026. All data from New Hampshire REALTORS®, Inc. and PrimeMLS, Inc. Report © 2026 ShowingTime Plus, LLC.