

Local Market Update – April 2026

A Research Tool Provided by the New Hampshire REALTORS®



Derry

Single Family Residence Key Metrics	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
Closed Sales	17	18	+ 5.9%	54	53	- 1.9%
Median Sales Price*	\$576,500	\$597,500	+ 3.6%	\$566,000	\$560,000	- 1.1%
Median List Price	\$550,000	\$599,450	+ 9.0%	\$550,000	\$595,000	+ 8.2%
Volume of Closed Sales	\$9,478,800	\$11,040,950	+ 16.5%	\$31,634,550	\$31,770,750	+ 0.4%
Days on Market Until Sale	20	25	+ 25.0%	17	26	+ 52.9%
Pending Sales	26	35	+ 34.6%	65	79	+ 21.5%
Months Supply of Inventory	1.3	1.0	- 23.1%	—	—	—
New Listings	41	38	- 7.3%	93	86	- 7.5%
Inventory of Homes for Sale	28	23	- 17.9%	—	—	—
Percent of Original List Price Received*	102.6%	103.0%	+ 0.4%	101.6%	101.0%	- 0.6%

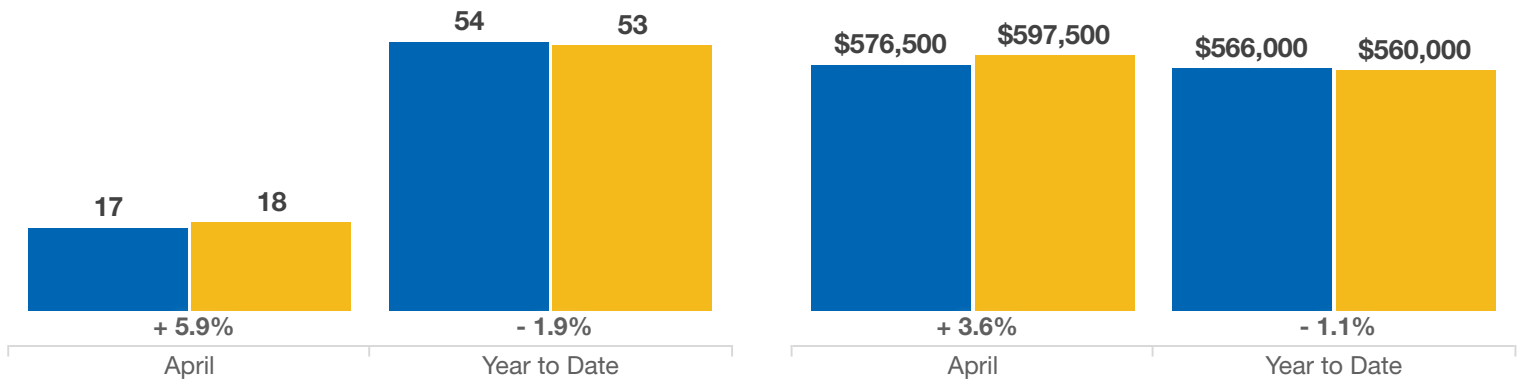
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Closed Sales

■ 2025 ■ 2026

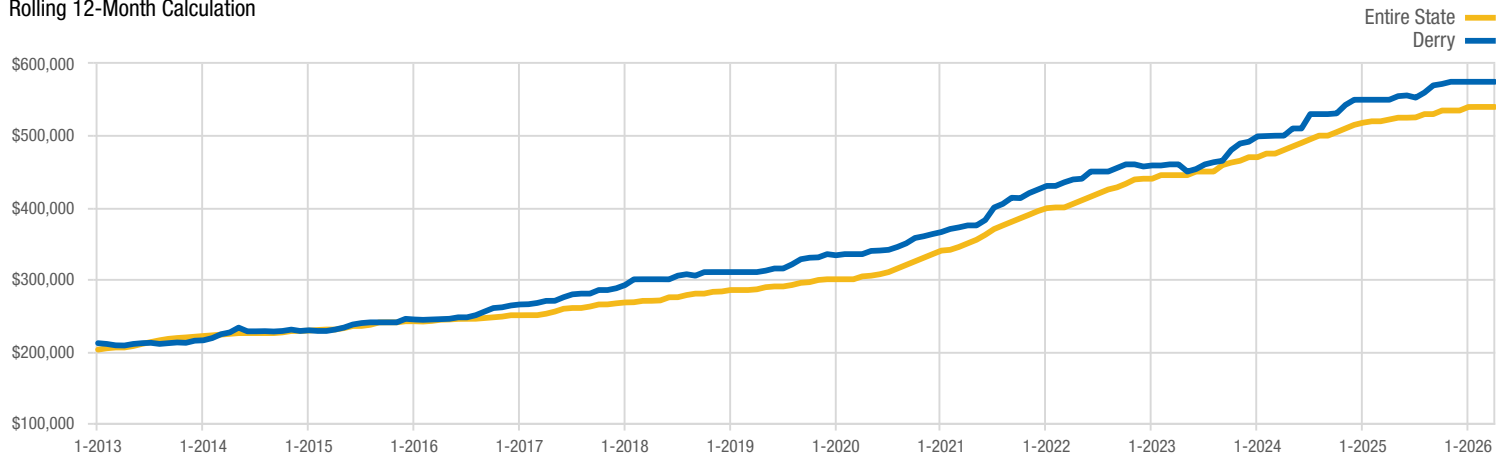
Median Sales Price

■ 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.