

# Local Market Update – April 2025

A Research Tool Provided by the New Hampshire REALTORS®



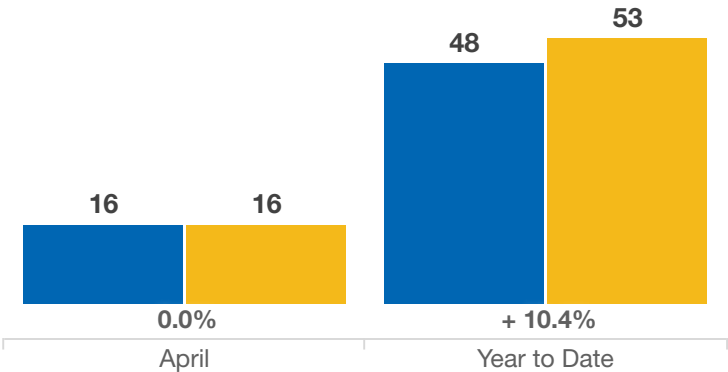
## Derry

Single Family Residence	April			Year to Date		
	2024	2025	% Change	Thru 4-2024	Thru 4-2025	% Change
Closed Sales	16	16	0.0%	48	53	+ 10.4%
Median Sales Price*	\$520,000	\$583,200	+ 12.2%	\$500,000	\$575,000	+ 15.0%
Median List Price	\$489,900	\$550,000	+ 12.3%	\$484,950	\$550,000	+ 13.4%
Volume of Closed Sales	\$8,363,455	\$8,764,800	+ 4.8%	\$25,304,455	\$30,920,550	+ 22.2%
Days on Market Until Sale	8	22	+ 175.0%	18	18	0.0%
Pending Sales	24	29	+ 20.8%	59	69	+ 16.9%
Months Supply of Inventory	1.0	0.9	- 10.0%	—	—	—
New Listings	33	40	+ 21.2%	68	92	+ 35.3%
Inventory of Homes for Sale	18	21	+ 16.7%	—	—	—
Percent of Original List Price Received*	109.7%	102.9%	- 6.2%	103.8%	101.6%	- 2.1%

\* 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.

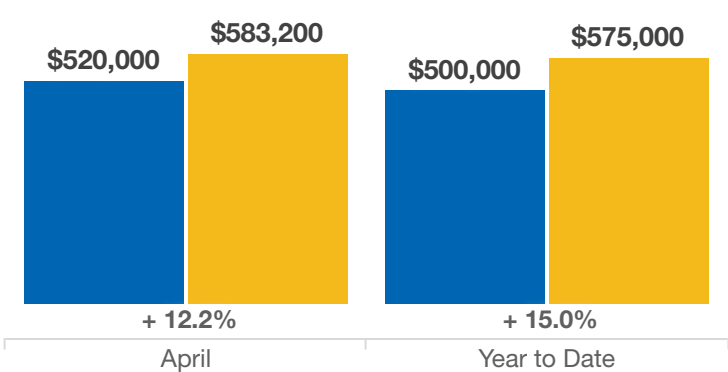
### Closed Sales

2024 2025



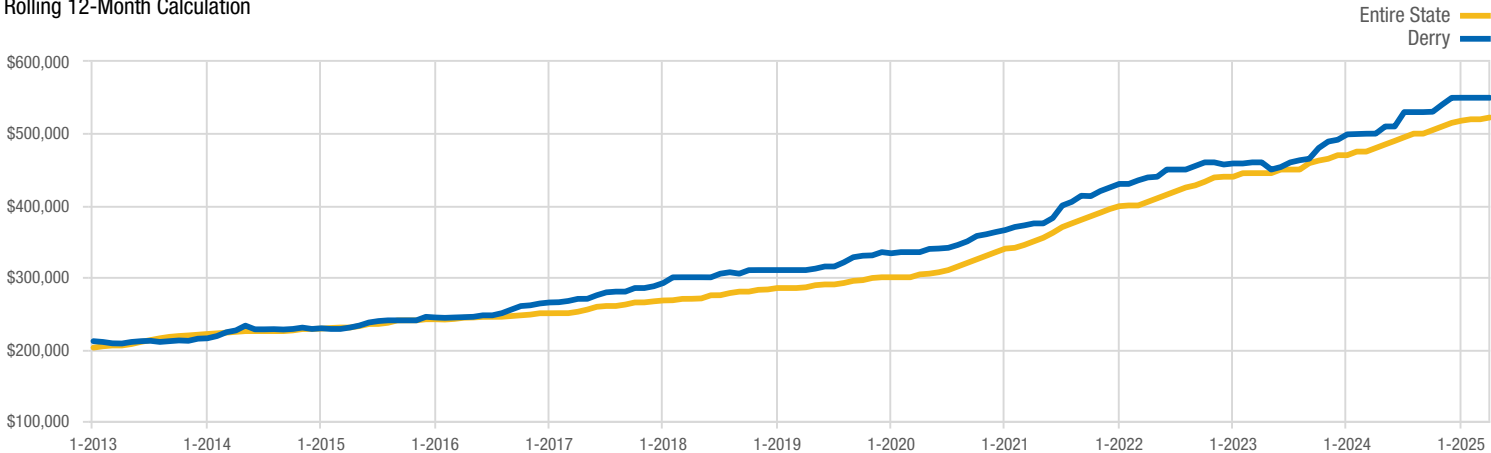
### Median Sales Price

2024 2025



### 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.