

Local Market Update – July 2025

A Research Tool Provided by the New Hampshire REALTORS®



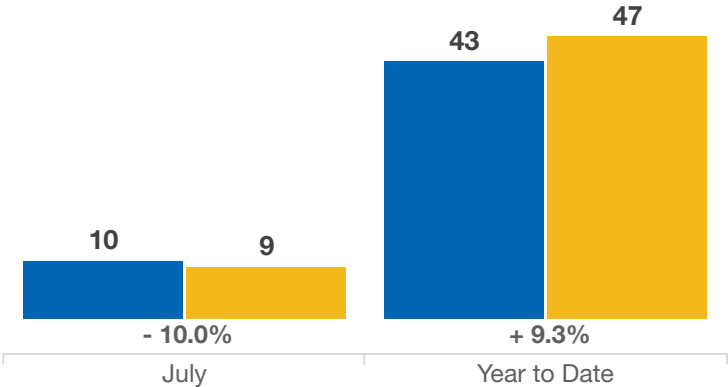
Hampstead

Single Family Residence		July			Year to Date		
Key Metrics		2024	2025	% Change	Thru 7-2024	Thru 7-2025	% Change
Closed Sales		10	9	- 10.0%	43	47	+ 9.3%
Median Sales Price*		\$617,500	\$570,000	- 7.7%	\$668,000	\$620,000	- 7.2%
Median List Price		\$619,900	\$634,900	+ 2.4%	\$650,000	\$644,500	- 0.8%
Volume of Closed Sales		\$6,609,000	\$5,400,900	- 18.3%	\$29,017,900	\$32,676,905	+ 12.6%
Days on Market Until Sale		15	14	- 6.7%	26	24	- 7.7%
Pending Sales		5	12	+ 140.0%	47	56	+ 19.1%
Months Supply of Inventory		2.5	2.0	- 20.0%	—	—	—
New Listings		9	14	+ 55.6%	59	68	+ 15.3%
Inventory of Homes for Sale		15	14	- 6.7%	—	—	—
Percent of Original List Price Received*		94.9%	99.6%	+ 5.0%	97.9%	98.1%	+ 0.2%

* 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.

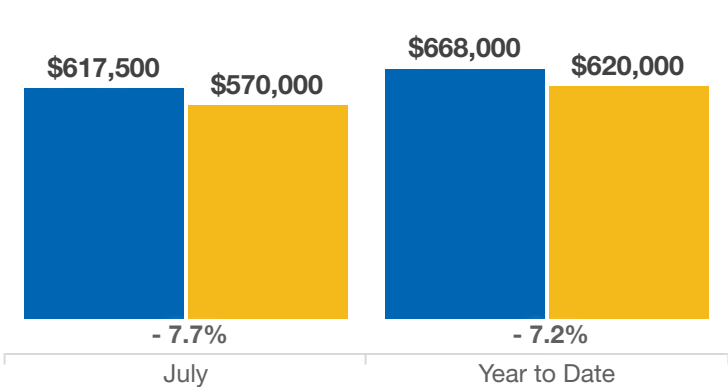
Closed Sales

2024 2025



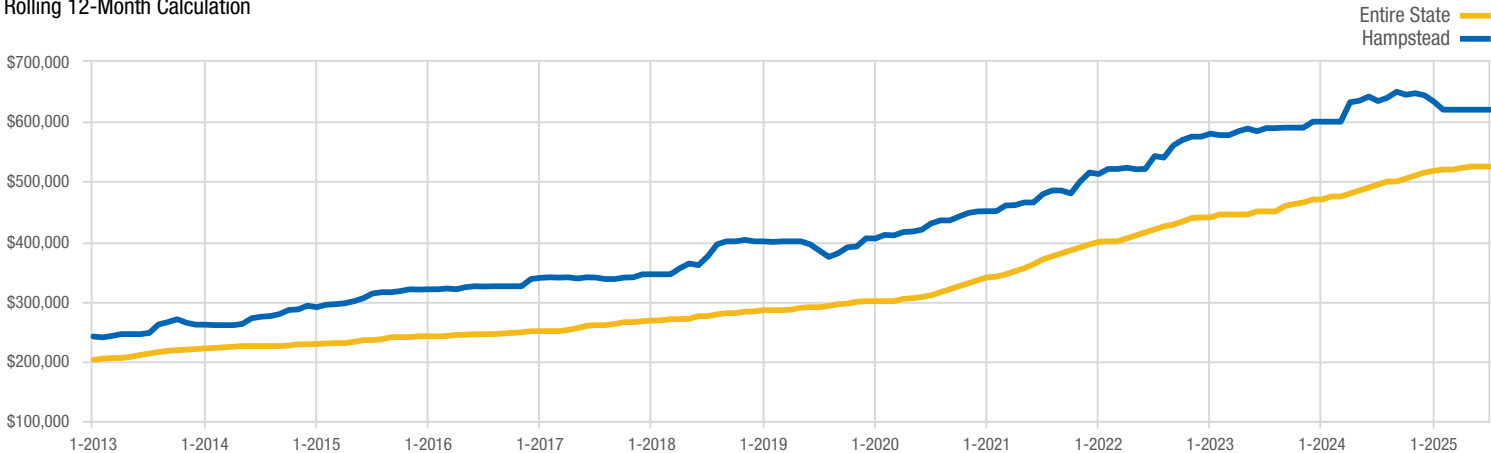
Median Sales Price

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.