

Local Market Update – December 2025

A Research Tool Provided by the New Hampshire REALTORS®



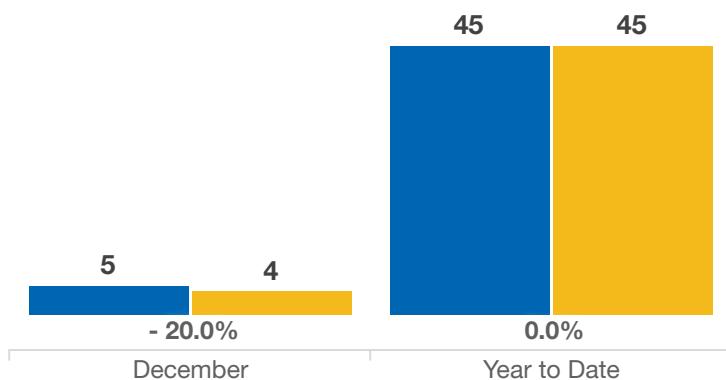
North Hampton

Single Family Residence		December			Year to Date		
Key Metrics		2024	2025	% Change	Thru 12-2024	Thru 12-2025	% Change
Closed Sales		5	4	- 20.0%	45	45	0.0%
Median Sales Price*		\$1,483,000	\$690,000	- 53.5%	\$1,185,000	\$1,000,000	- 15.6%
Median List Price		—	\$1,194,000	—	\$1,165,000	\$1,200,000	+ 3.0%
Volume of Closed Sales		\$7,373,500	\$3,915,000	- 46.9%	\$68,678,000	\$58,641,635	- 14.6%
Days on Market Until Sale		6	41	+ 583.3%	21	26	+ 23.8%
Pending Sales		0	5	—	46	52	+ 13.0%
Months Supply of Inventory		1.4	1.8	+ 28.6%	—	—	—
New Listings		0	2	—	61	71	+ 16.4%
Inventory of Homes for Sale		6	8	+ 33.3%	—	—	—
Percent of Original List Price Received*		103.2%	90.2%	- 12.6%	99.7%	96.2%	- 3.5%

* 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.

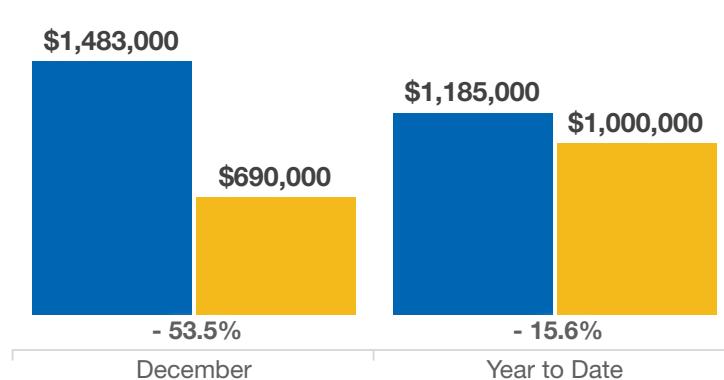
Closed Sales

■ 2024 ■ 2025



Median Sales Price

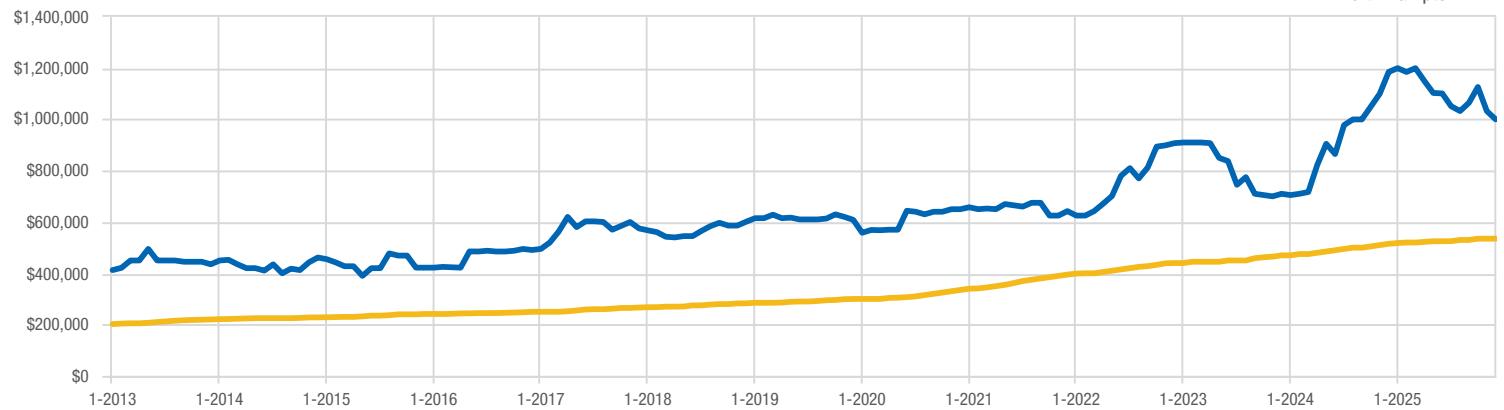
■ 2024 ■ 2025



Median Sales Price - Single Family Residence

Rolling 12-Month Calculation

Entire State ■ North Hampton ■



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.