

Local Market Update – March 2026

A Research Tool Provided by the New Hampshire REALTORS®



Windham

Single Family Residence Key Metrics	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
Closed Sales	6	6	0.0%	21	21	0.0%
Median Sales Price*	\$687,000	\$989,000	+ 44.0%	\$760,000	\$700,000	- 7.9%
Median List Price	\$924,900	\$932,450	+ 0.8%	\$850,000	\$787,450	- 7.4%
Volume of Closed Sales	\$4,939,000	\$6,818,000	+ 38.0%	\$18,319,700	\$17,503,000	- 4.5%
Days on Market Until Sale	29	29	0.0%	29	36	+ 24.1%
Pending Sales	13	9	- 30.8%	30	23	- 23.3%
Months Supply of Inventory	1.2	1.1	- 8.3%	—	—	—
New Listings	20	16	- 20.0%	37	26	- 29.7%
Inventory of Homes for Sale	15	13	- 13.3%	—	—	—
Percent of Original List Price Received*	93.5%	99.8%	+ 6.7%	99.6%	96.8%	- 2.8%

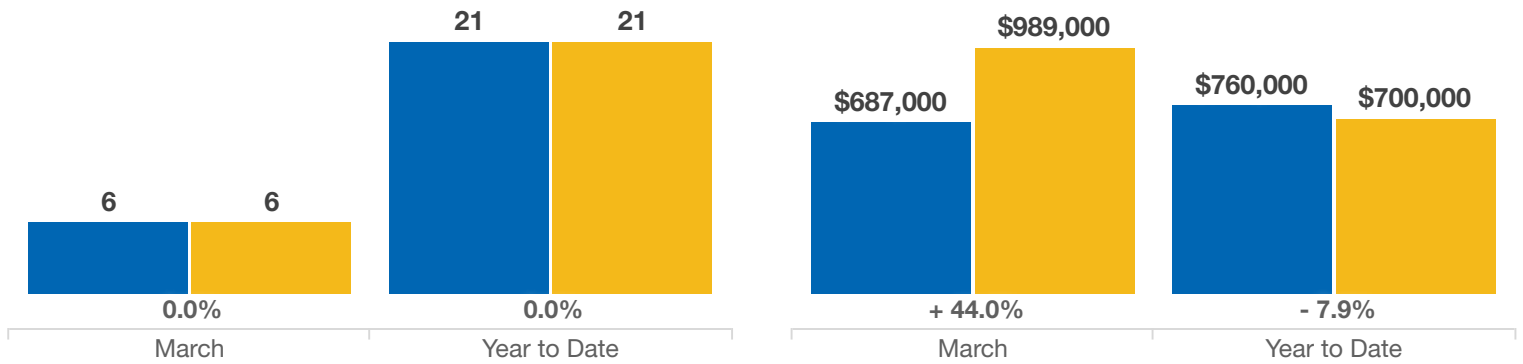
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Closed Sales

■ 2025 ■ 2026

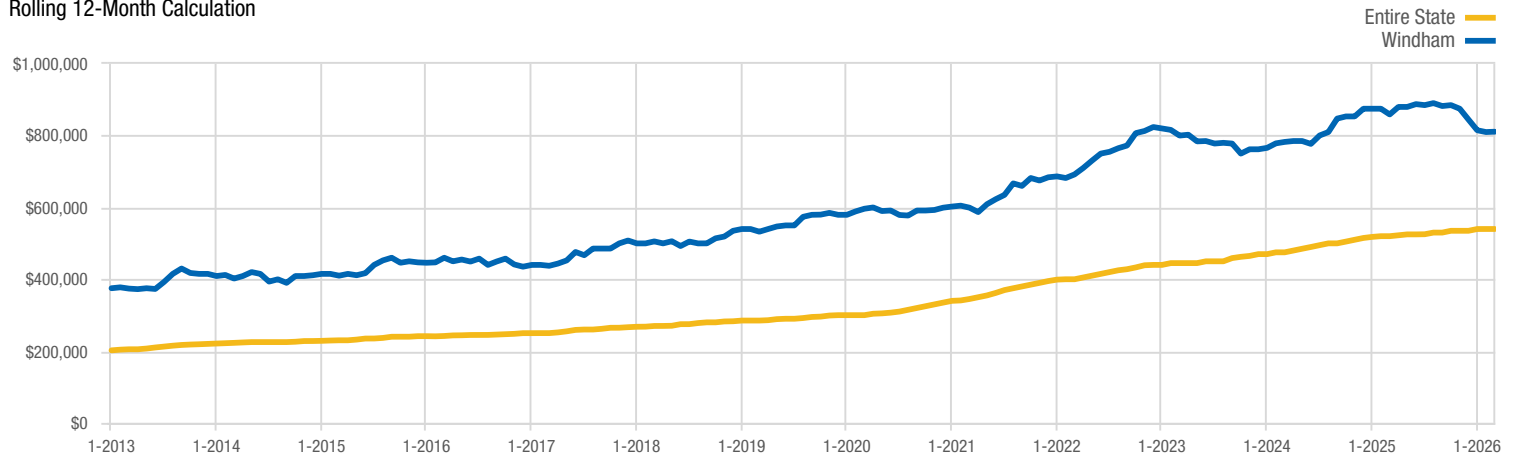
Median Sales Price

■ 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.