



PORTSMOUTH-The 2020 real estate year in the 13 Sample Seacoast Towns has ended the way it played out during the last six months: more records. At least eight new marks were set in December, according to statistics just released by the Seacoast Board of REALTORS.

The 13 Sample Seacoast Towns are Exeter, Greenland, Hampton, Hampton Falls, New Castle, Newfields, Newington, North Hampton, Newmarket, Portsmouth, Rye, Seabrook and Stratham.

Against a background of the lowest available inventory level ever for both single family and condominium units, December sales totals were new monthly records in each category.

There were 102 December single family sales that closed at a median \$574,200 sales price, some 29.4% ahead of last year. The 12-month volume, while not a record, ended 3.6% better than 2019 despite a slow, COVID-impacted spring. The median price for the year was a record \$563,500, up 17.6% from 2019.

December Condominium sales logged a December monthly record 82 transactions that sold for an all-time record monthly median price of \$424,900—a 30.7% improvement over 2019. The year ended up 10.4% from 2019 with a record 718 total transactions that sold for a record annual median of \$367,500—up 10.8% from last year.

“The strength of our real estate market remains nothing short of remarkable,” said new Seacoast Board of REALTORS President Ted Mantos. “It’s supposed to be winter, yet the numbers are truly impressive.”