



## CONDOMINIUM PRICES BREAK ALL-TIME RECORD SET IN APRIL

PORTSMOUTH—The median price of a single-family condominium in the 13 Sample Seacoast Towns reached a new monthly high last month, breaking a mark set five months ago in April.

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

The new condominium monthly record price is \$475,500, improving the old mark by 3.4%. Other notable totals last month included the lowest single-family and condominium inventory levels ever for August, while the 17-million-dollar home sales tied an August record but was five less than last month.

The 116 August single-family home sales represented the biggest month since last October's 117 transactions. The properties sold at a median of \$600,000, up \$50,000 from last year. For the first eight months of 2021 total single-family sales are off 5.1% while the median sales price is up 12.9% at \$612,250.

August condominium sales sagged to their lowest level in five months, off 10.5% from last year. For the first eight months of 2021, condominium sales are still up a robust 29.1% and the median sales price of \$400,000 is up 12.8% from last year.

"Lack of inventory continues to drive sales prices up," said Ted Mantos, Seacoast Board of REALTORS president. "We continue to see strong demand at every price point."