

NEIGHBORHOOD REPORT

Winchester Center, CT 06094



Presented by
Steve Schappert | REALTOR® | GRI
Connecticut Real Estate License: REB.0791416



Work: (203) 994-3950 | Mobile: (203) 994-3950

Main: Broker@ctreb.com
Office: <http://ConnecticutRealEstate.online>

Connecticut Real Estate

22 Spencer Street unit 3
Litchfield, CT 06759

Neighborhood: Housing Stats and Charts

	06094	Litchfield County	Connecticut	USA
Median Estimated Home Value	–	\$244K	\$278K	\$242K
Estimated Home Value 12-Month Change	–	-0.5%	-0.9%	+5.9%
Median List Price	–	\$285K	\$300K	\$110K
List Price 1-Month Change	–	+1.8%	+2.9%	+4.9%
List Price 12-Month Change	–	+2.1%	+3.4%	+10%
Median Home Age	–	51	53	40
Own	–	77%	67%	64%
Rent	–	23%	33%	36%
\$ Value of All Buildings for which Permits Were Issued	–	\$47.7M	\$861M	\$102B
% Change in Permits for All Buildings	–	-11%	+6%	+2%
% Change in \$ Value for All Buildings	–	+13%	+20%	+7%

Neighborhood: People Stats and Charts

	06094	Litchfield County	Connecticut	USA
Population	–	184K	3.59M	321M
Population Density per Sq Mi	–	200	742	–
Population Change since 2010	–	-2.1%	+1.6%	+6.9%
Median Age	–	47	41	38
Male / Female Ratio	–	49%	49%	49%

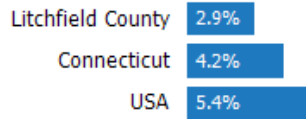
Education Levels of Population

This chart shows the educational achievement levels of adults in an area, compared with other geographies.

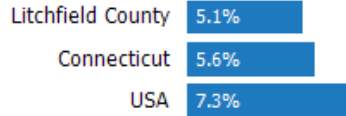
Data Source: U.S. Census American Community Survey via Esri, 2016

Update Frequency: Annually

Less Than 9th Grade



9-12th Grade/No Diploma



High School Graduate



Associate Degree



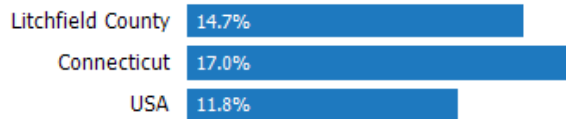
Bachelor's Degree



At Least a College Education



Grad/Professional Degree



Presidential Voting Pattern

This chart shows how residents of a county voted in the 2016 presidential election.

Data Source: USElectionAtlas.org

Update Frequency: Quadrennially



Neighborhood: Economic Stats and Charts

	06094	Litchfield County	Connecticut	USA
Income Per Capita	–	\$40,619	\$41,365	\$31,177
Median Household Income	–	\$76,438	\$73,781	\$57,652
Unemployment Rate	–	4.6%	4.4%	3.8%
Unemployment Number	–	4.78K	84K	6.24M
Employment Number	–	100K	1.82M	157M
Labor Force Number	–	105K	1.91M	163M

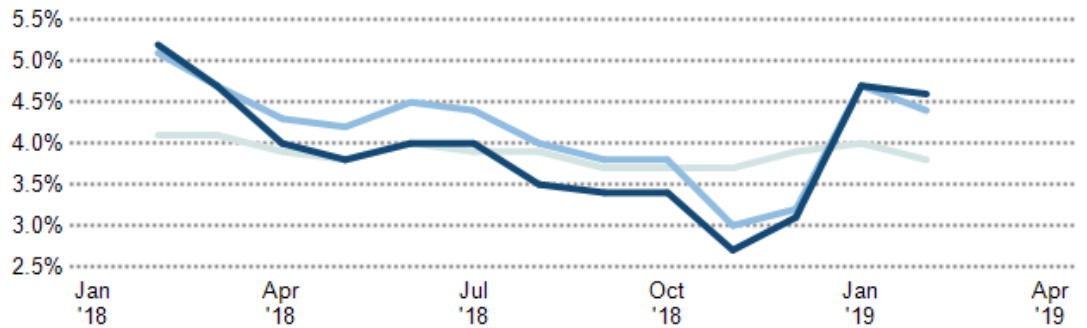
Unemployment Rate

This chart shows the unemployment trend in the area of your search. The unemployment rate is an important driver behind the housing market.

Data Source: Bureau of Labor Statistics

Update Frequency: Monthly

- Litchfield County
- Connecticut
- USA



Neighborhood: Quality of Life Stats and Charts

Quality of Life in 06094

	06094	Litchfield County	Connecticut	USA
Elevation (in feet)	–	808	459	–
Annual Rainfall (in inches)	–	49.36	47.76	–
Annual Snowfall (in inches)	–	56.62	42.16	–
Days of Full Sun (per year)	–	83	83	–
Travel Time to Work (in minutes)	–	27	26	26
Water Quality - Health Violations	–	–	–	–
Water Quality - Monitoring and Report Violations	–	–	–	–
Superfund Sites	–	2	46	2,370
Brownfield Sites	–	Yes	Yes	Yes

About RPR (Realtors Property Resource)

- Realtors Property Resource® is a wholly owned subsidiary of the National Association REALTORS®.
- RPR offers comprehensive data – including a nationwide database of 164 million properties – as well as powerful analytics and dynamic reports exclusively for members of the NAR.
- RPR's focus is giving residential and commercial real estate practitioners, brokers, and MLS and Association staff the tools they need to serve their clients.
- This report has been provided to you by a member of the NAR.



About RPR's Data

RPR generates and compiles real estate and other data from a vast array of sources. The data contained in your report includes some or all of the following:

- **Listing data** from our partner MLSs and CIEs, and related calculations, like estimated value for a property or median sales price for a local market.
- **Public records data** including tax, assessment, and deed information. Foreclosure and distressed data from public records and RealtyTrac.
- **Market conditions and forecasts** based on listing and public records data.
- **Census and employment data** from the U.S. Census and the U.S. Bureau of Labor Statistics.
- **Demographics and trends data** from Esri. The data in commercial and economic reports includes Tapestry Segmentation, which classifies U.S. residential neighborhoods into unique market segments based on socioeconomic and demographic characteristics.
- **Business data** including consumer expenditures, commercial market potential, retail marketplace, SIC and NAICS business information, and banking potential data from Esri.
- **School data and reviews** from Niche.
- **Specialty data sets** such as walkability scores, traffic counts and flood zones.



Update Frequency

- Listings and public records data are updated on a continuous basis.
- Charts and statistics calculated from listing and public records data are refreshed monthly.
- Other data sets range from daily to annual updates.

Learn more

For more information about RPR, please visit RPR's public website: <http://blog.narrpr.com>

