

New Haven County

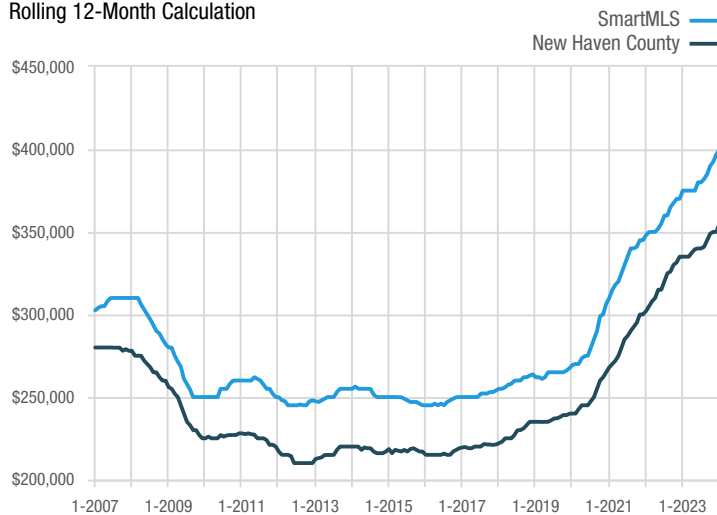
Single Family	January			Year to Date		
	2023	2024	% Change	Thru 1-2023	Thru 1-2024	% Change
Key Metrics						
New Listings	434	412	- 5.1%	434	412	- 5.1%
Pending Sales	437	345	- 21.1%	437	345	- 21.1%
Closed Sales	406	339	- 16.5%	406	339	- 16.5%
Days on Market Until Sale	46	38	- 17.4%	46	38	- 17.4%
Median Sales Price*	\$305,125	\$345,000	+ 13.1%	\$305,125	\$345,000	+ 13.1%
Average Sales Price*	\$357,190	\$407,928	+ 14.2%	\$357,190	\$407,928	+ 14.2%
Percent of List Price Received*	99.9%	101.3%	+ 1.4%	99.9%	101.3%	+ 1.4%
Inventory of Homes for Sale	1,061	884	- 16.7%	—	—	—
Months Supply of Inventory	1.8	1.8	0.0%	—	—	—

Townhouse/Condo	January			Year to Date		
	2023	2024	% Change	Thru 1-2023	Thru 1-2024	% Change
Key Metrics						
New Listings	169	140	- 17.2%	169	140	- 17.2%
Pending Sales	154	126	- 18.2%	154	126	- 18.2%
Closed Sales	124	114	- 8.1%	124	114	- 8.1%
Days on Market Until Sale	36	39	+ 8.3%	36	39	+ 8.3%
Median Sales Price*	\$195,250	\$225,000	+ 15.2%	\$195,250	\$225,000	+ 15.2%
Average Sales Price*	\$241,803	\$279,074	+ 15.4%	\$241,803	\$279,074	+ 15.4%
Percent of List Price Received*	99.4%	99.7%	+ 0.3%	99.4%	99.7%	+ 0.3%
Inventory of Homes for Sale	294	258	- 12.2%	—	—	—
Months Supply of Inventory	1.5	1.6	+ 6.7%	—	—	—

* 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.

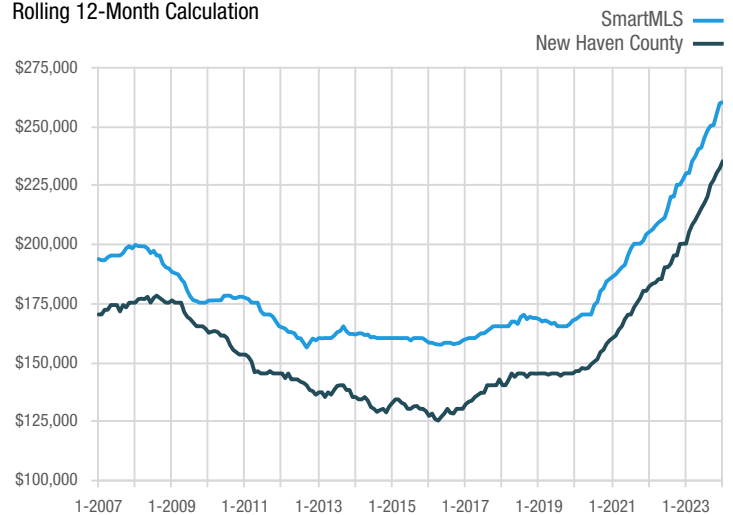
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo

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.