

## Watertown

### Litchfield County

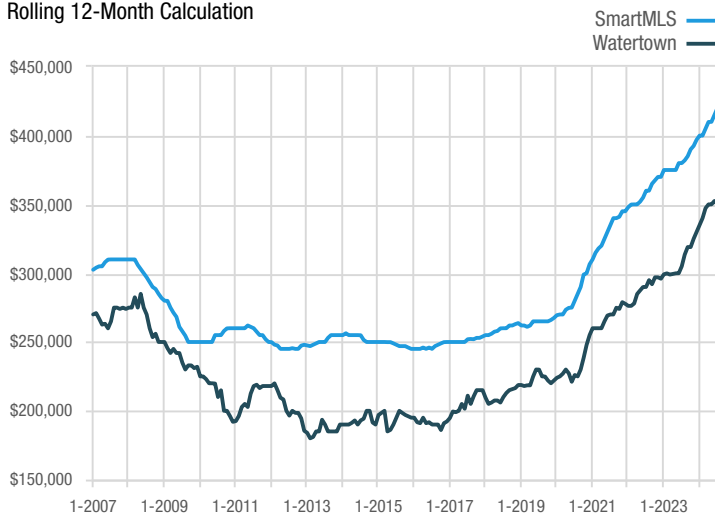
Single Family	July			Year to Date		
	2023	2024	% Change	Thru 7-2023	Thru 7-2024	% Change
New Listings	23	30	+ 30.4%	152	138	- 9.2%
Pending Sales	19	21	+ 10.5%	132	102	- 22.7%
Closed Sales	23	22	- 4.3%	122	92	- 24.6%
Days on Market Until Sale	25	34	+ 36.0%	34	34	0.0%
Median Sales Price*	\$382,000	<b>\$326,500</b>	- 14.5%	\$323,500	<b>\$367,500</b>	+ 13.6%
Average Sales Price*	\$382,674	<b>\$366,495</b>	- 4.2%	\$350,005	<b>\$393,602</b>	+ 12.5%
Percent of List Price Received*	101.8%	<b>100.6%</b>	- 1.2%	101.7%	<b>101.9%</b>	+ 0.2%
Inventory of Homes for Sale	37	48	+ 29.7%	—	—	—
Months Supply of Inventory	1.8	3.2	+ 77.8%	—	—	—

Townhouse/Condo	July			Year to Date		
	2023	2024	% Change	Thru 7-2023	Thru 7-2024	% Change
New Listings	1	2	+ 100.0%	26	30	+ 15.4%
Pending Sales	0	2	—	16	27	+ 68.8%
Closed Sales	2	1	- 50.0%	13	27	+ 107.7%
Days on Market Until Sale	10	48	+ 380.0%	13	49	+ 276.9%
Median Sales Price*	\$277,500	<b>\$330,000</b>	+ 18.9%	\$269,000	<b>\$329,000</b>	+ 22.3%
Average Sales Price*	\$277,500	<b>\$330,000</b>	+ 18.9%	\$263,769	<b>\$301,611</b>	+ 14.3%
Percent of List Price Received*	103.0%	<b>111.9%</b>	+ 8.6%	103.3%	<b>101.4%</b>	- 1.8%
Inventory of Homes for Sale	9	12	+ 33.3%	—	—	—
Months Supply of Inventory	2.8	3.3	+ 17.9%	—	—	—

\* 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.

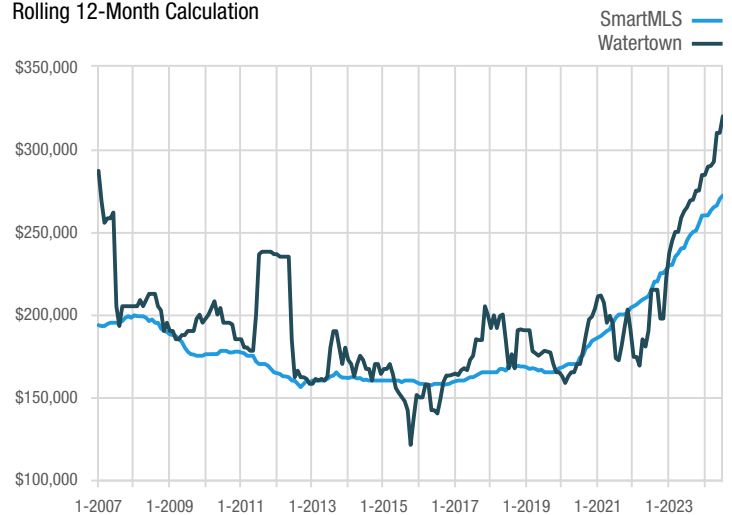
### Median Sales Price - Single Family

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.