

Darien

Fairfield County

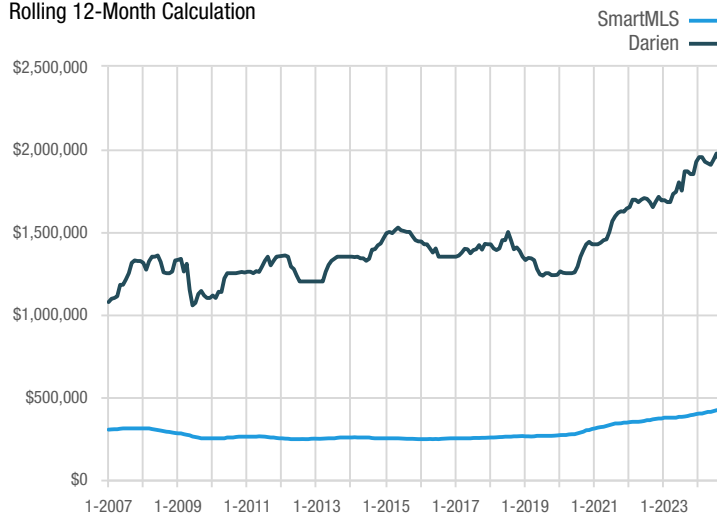
Single Family	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	17	12	- 29.4%	202	173	- 14.4%
Pending Sales	11	17	+ 54.5%	167	141	- 15.6%
Closed Sales	26	27	+ 3.8%	166	127	- 23.5%
Days on Market Until Sale	30	21	- 30.0%	35	34	- 2.9%
Median Sales Price*	\$2,350,645	\$1,695,000	- 27.9%	\$1,888,000	\$1,930,800	+ 2.3%
Average Sales Price*	\$2,534,874	\$2,383,032	- 6.0%	\$2,551,216	\$2,496,066	- 2.2%
Percent of List Price Received*	104.1%	103.3%	- 0.8%	103.7%	104.9%	+ 1.2%
Inventory of Homes for Sale	40	26	- 35.0%	—	—	—
Months Supply of Inventory	2.1	1.5	- 28.6%	—	—	—

Townhouse/Condo	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	1	1	0.0%	18	12	- 33.3%
Pending Sales	2	3	+ 50.0%	14	13	- 7.1%
Closed Sales	3	3	0.0%	12	11	- 8.3%
Days on Market Until Sale	41	16	- 61.0%	38	16	- 57.9%
Median Sales Price*	\$1,105,000	\$1,690,000	+ 52.9%	\$1,442,500	\$940,000	- 34.8%
Average Sales Price*	\$1,226,667	\$1,505,333	+ 22.7%	\$1,379,833	\$1,216,545	- 11.8%
Percent of List Price Received*	98.3%	101.2%	+ 3.0%	101.2%	100.8%	- 0.4%
Inventory of Homes for Sale	3	0	- 100.0%	—	—	—
Months Supply of Inventory	1.3	—	—	—	—	—

* 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.

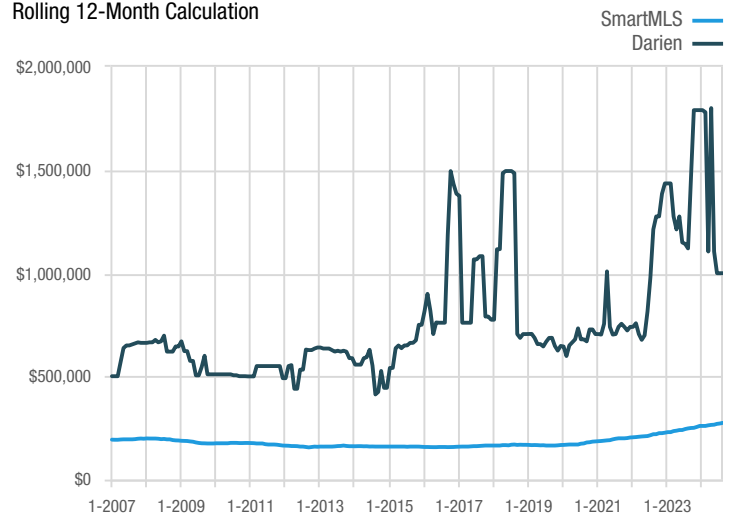
Median Sales Price - Single Family

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.