

## East Lyme

New London County

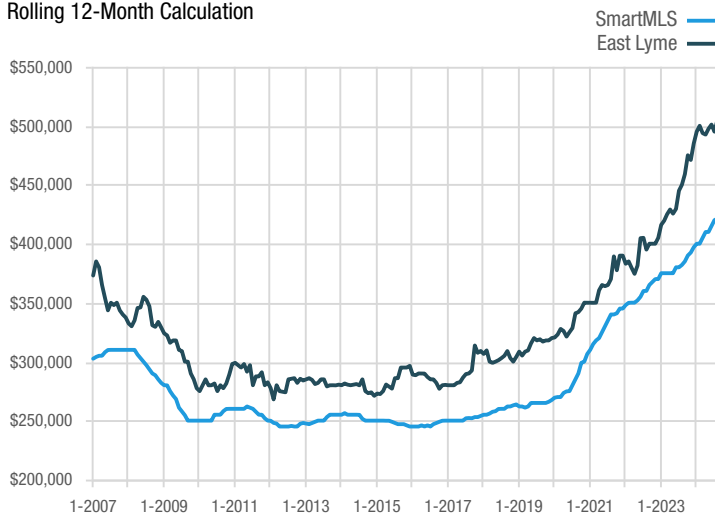
Single Family	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
<b>Key Metrics</b>						
New Listings	23	24	+ 4.3%	160	177	+ 10.6%
Pending Sales	31	13	- 58.1%	133	142	+ 6.8%
Closed Sales	31	19	- 38.7%	133	132	- 0.8%
Days on Market Until Sale	24	13	- 45.8%	35	25	- 28.6%
Median Sales Price*	\$419,000	<b>\$550,000</b>	+ 31.3%	\$465,000	<b>\$500,500</b>	+ 7.6%
Average Sales Price*	\$479,804	<b>\$566,395</b>	+ 18.0%	\$539,815	<b>\$565,098</b>	+ 4.7%
Percent of List Price Received*	104.2%	<b>103.1%</b>	- 1.1%	102.5%	<b>102.1%</b>	- 0.4%
Inventory of Homes for Sale	31	44	+ 41.9%	—	—	—
Months Supply of Inventory	1.8	2.7	+ 50.0%	—	—	—

Townhouse/Condo	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
<b>Key Metrics</b>						
New Listings	6	2	- 66.7%	35	40	+ 14.3%
Pending Sales	6	6	0.0%	30	33	+ 10.0%
Closed Sales	3	4	+ 33.3%	31	31	0.0%
Days on Market Until Sale	112	40	- 64.3%	34	29	- 14.7%
Median Sales Price*	\$255,000	<b>\$379,000</b>	+ 48.6%	\$449,000	<b>\$375,000</b>	- 16.5%
Average Sales Price*	\$366,667	<b>\$413,000</b>	+ 12.6%	\$447,642	<b>\$362,529</b>	- 19.0%
Percent of List Price Received*	99.2%	<b>99.5%</b>	+ 0.3%	101.5%	<b>101.9%</b>	+ 0.4%
Inventory of Homes for Sale	8	13	+ 62.5%	—	—	—
Months Supply of Inventory	2.0	2.9	+ 45.0%	—	—	—

\* 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.

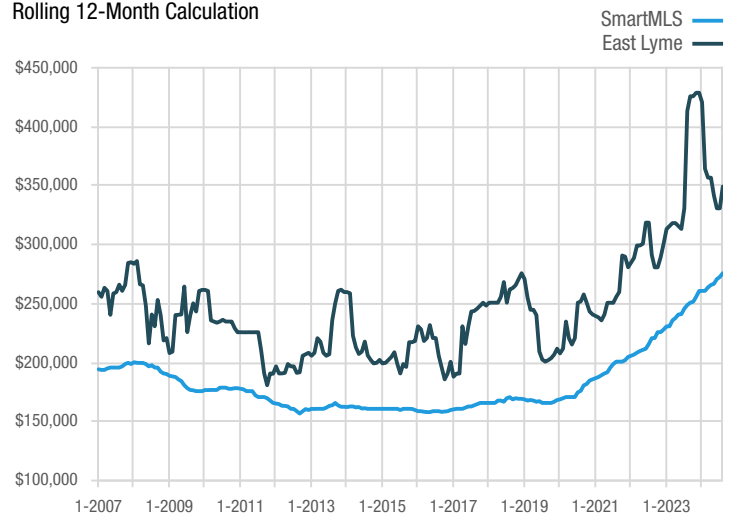
### Median Sales Price - Single Family

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.