

Guilford

New Haven County

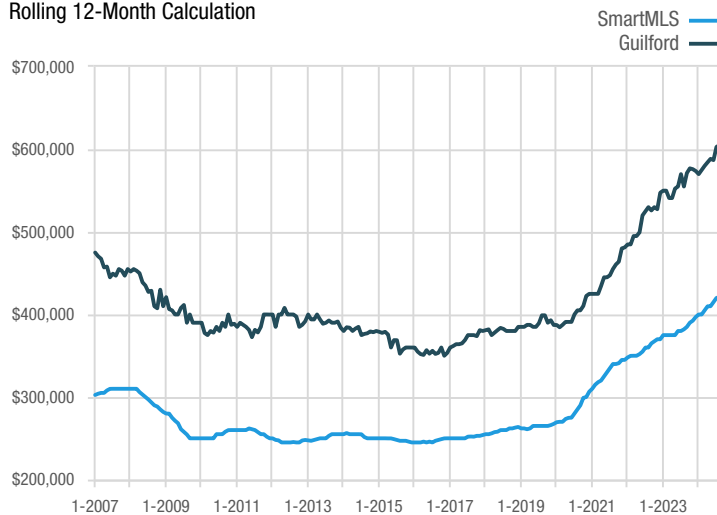
Single Family	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	31	38	+ 22.6%	232	231	- 0.4%
Pending Sales	25	27	+ 8.0%	172	164	- 4.7%
Closed Sales	28	23	- 17.9%	154	157	+ 1.9%
Days on Market Until Sale	21	14	- 33.3%	31	24	- 22.6%
Median Sales Price*	\$573,000	\$515,000	- 10.1%	\$570,000	\$621,000	+ 8.9%
Average Sales Price*	\$686,607	\$654,694	- 4.6%	\$671,590	\$780,717	+ 16.2%
Percent of List Price Received*	103.6%	101.9%	- 1.6%	103.6%	102.6%	- 1.0%
Inventory of Homes for Sale	60	74	+ 23.3%	—	—	—
Months Supply of Inventory	2.8	3.6	+ 28.6%	—	—	—

Townhouse/Condo	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	3	4	+ 33.3%	43	48	+ 11.6%
Pending Sales	2	11	+ 450.0%	31	48	+ 54.8%
Closed Sales	3	7	+ 133.3%	28	41	+ 46.4%
Days on Market Until Sale	19	47	+ 147.4%	26	42	+ 61.5%
Median Sales Price*	\$750,000	\$348,200	- 53.6%	\$351,500	\$255,000	- 27.5%
Average Sales Price*	\$735,000	\$575,100	- 21.8%	\$475,782	\$481,493	+ 1.2%
Percent of List Price Received*	101.1%	101.2%	+ 0.1%	101.4%	100.2%	- 1.2%
Inventory of Homes for Sale	16	16	0.0%	—	—	—
Months Supply of Inventory	4.9	3.3	- 32.7%	—	—	—

* 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.

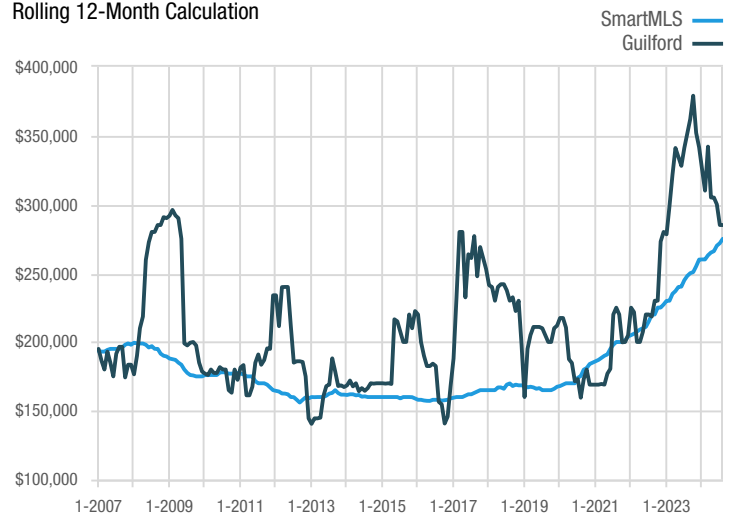
Median Sales Price - Single Family

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.