

Stafford

Tolland County

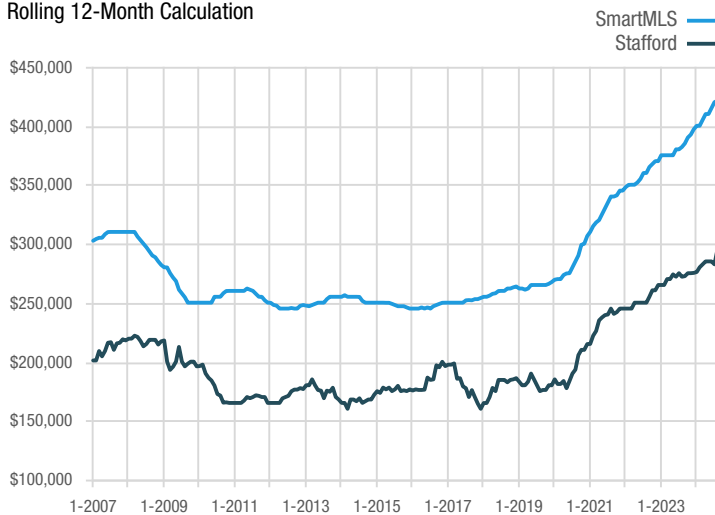
Single Family	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	10	7	- 30.0%	84	89	+ 6.0%
Pending Sales	11	14	+ 27.3%	77	87	+ 13.0%
Closed Sales	11	12	+ 9.1%	73	74	+ 1.4%
Days on Market Until Sale	15	15	0.0%	27	23	- 14.8%
Median Sales Price*	\$260,000	\$307,500	+ 18.3%	\$275,000	\$300,000	+ 9.1%
Average Sales Price*	\$243,591	\$320,625	+ 31.6%	\$286,784	\$315,013	+ 9.8%
Percent of List Price Received*	109.6%	102.8%	- 6.2%	103.1%	105.9%	+ 2.7%
Inventory of Homes for Sale	16	8	- 50.0%	—	—	—
Months Supply of Inventory	1.6	0.8	- 50.0%	—	—	—

Townhouse/Condo	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	5	1	- 80.0%	12	12	0.0%
Pending Sales	1	3	+ 200.0%	7	13	+ 85.7%
Closed Sales	2	1	- 50.0%	7	10	+ 42.9%
Days on Market Until Sale	31	1	- 96.8%	19	45	+ 136.8%
Median Sales Price*	\$214,950	\$225,000	+ 4.7%	\$165,000	\$200,500	+ 21.5%
Average Sales Price*	\$214,950	\$225,000	+ 4.7%	\$175,843	\$180,400	+ 2.6%
Percent of List Price Received*	104.4%	104.7%	+ 0.3%	107.8%	100.1%	- 7.1%
Inventory of Homes for Sale	4	0	- 100.0%	—	—	—
Months Supply of Inventory	3.0	—	—	—	—	—

* 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.

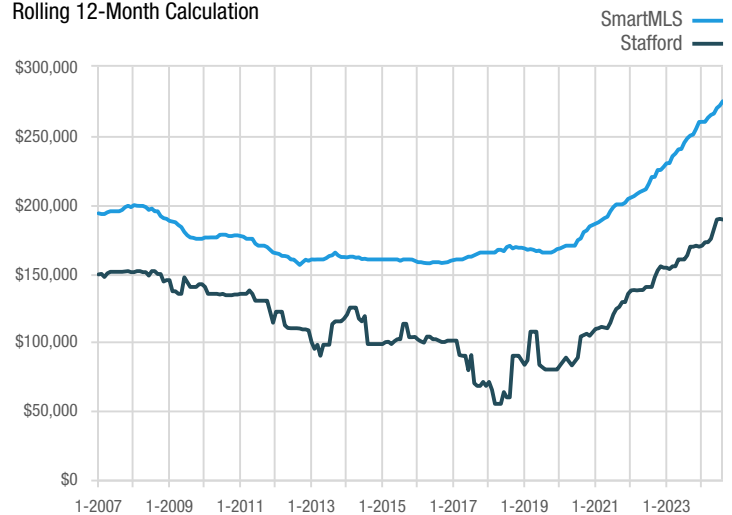
Median Sales Price - Single Family

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.