

Windham

Windham County

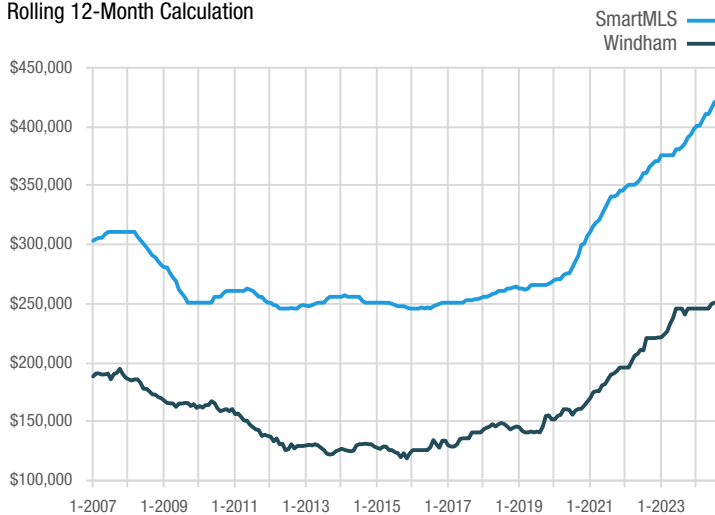
Single Family	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	17	11	- 35.3%	94	102	+ 8.5%
Pending Sales	12	10	- 16.7%	71	94	+ 32.4%
Closed Sales	12	17	+ 41.7%	67	98	+ 46.3%
Days on Market Until Sale	48	20	- 58.3%	28	23	- 17.9%
Median Sales Price*	\$242,500	\$255,000	+ 5.2%	\$250,000	\$256,000	+ 2.4%
Average Sales Price*	\$238,604	\$267,582	+ 12.1%	\$245,919	\$264,874	+ 7.7%
Percent of List Price Received*	103.3%	102.5%	- 0.8%	103.1%	102.2%	- 0.9%
Inventory of Homes for Sale	28	14	- 50.0%	—	—	—
Months Supply of Inventory	3.0	1.2	- 60.0%	—	—	—

Townhouse/Condo	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	2	1	- 50.0%	5	7	+ 40.0%
Pending Sales	2	2	0.0%	5	6	+ 20.0%
Closed Sales	1	1	0.0%	3	6	+ 100.0%
Days on Market Until Sale	6	66	+ 1,000.0%	10	43	+ 330.0%
Median Sales Price*	\$220,000	\$268,000	+ 21.8%	\$220,000	\$217,500	- 1.1%
Average Sales Price*	\$220,000	\$268,000	+ 21.8%	\$210,333	\$196,000	- 6.8%
Percent of List Price Received*	113.4%	106.3%	- 6.3%	100.2%	99.5%	- 0.7%
Inventory of Homes for Sale	1	1	0.0%	—	—	—
Months Supply of Inventory	0.8	0.7	- 12.5%	—	—	—

* 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.

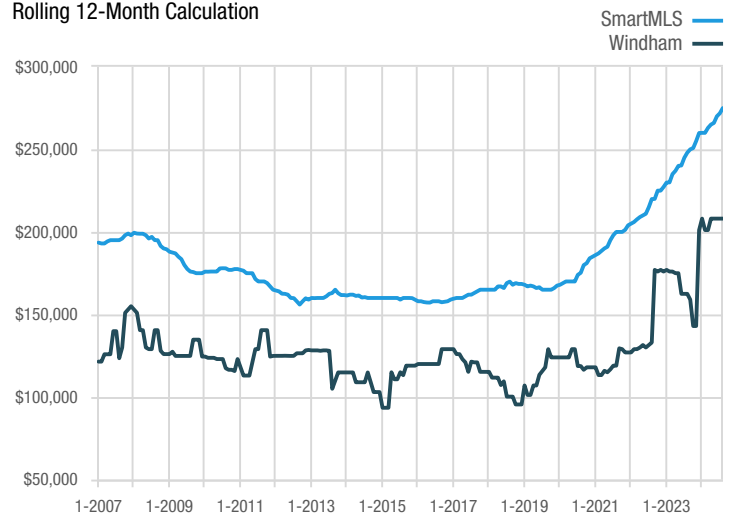
Median Sales Price - Single Family

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.