

Windham County

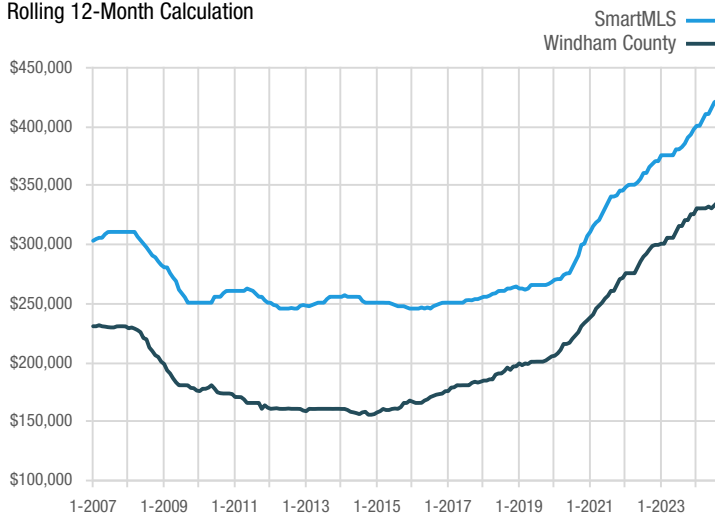
Single Family	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
Key Metrics						
New Listings	121	111	- 8.3%	762	840	+ 10.2%
Pending Sales	97	111	+ 14.4%	664	714	+ 7.5%
Closed Sales	89	121	+ 36.0%	634	677	+ 6.8%
Days on Market Until Sale	31	19	- 38.7%	33	25	- 24.2%
Median Sales Price*	\$325,000	\$350,000	+ 7.7%	\$325,000	\$342,000	+ 5.2%
Average Sales Price*	\$356,238	\$377,445	+ 6.0%	\$343,966	\$364,721	+ 6.0%
Percent of List Price Received*	102.5%	102.5%	0.0%	101.9%	102.3%	+ 0.4%
Inventory of Homes for Sale	166	155	- 6.6%	—	—	—
Months Supply of Inventory	2.0	1.8	- 10.0%	—	—	—

Townhouse/Condo	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
Key Metrics						
New Listings	9	16	+ 77.8%	74	82	+ 10.8%
Pending Sales	6	12	+ 100.0%	55	66	+ 20.0%
Closed Sales	6	6	0.0%	46	56	+ 21.7%
Days on Market Until Sale	6	21	+ 250.0%	19	50	+ 163.2%
Median Sales Price*	\$252,500	\$240,000	- 5.0%	\$257,500	\$294,900	+ 14.5%
Average Sales Price*	\$264,400	\$256,833	- 2.9%	\$251,183	\$295,682	+ 17.7%
Percent of List Price Received*	109.4%	101.4%	- 7.3%	101.2%	100.9%	- 0.3%
Inventory of Homes for Sale	13	18	+ 38.5%	—	—	—
Months Supply of Inventory	2.0	2.3	+ 15.0%	—	—	—

* 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.

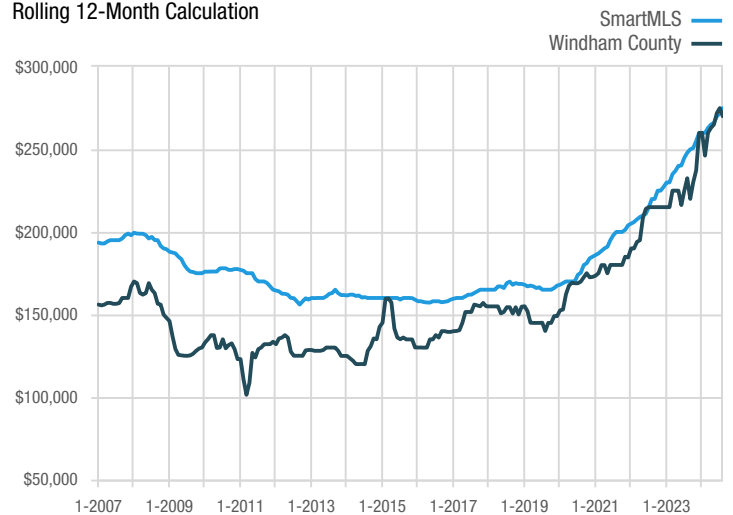
Median Sales Price - Single Family

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.