

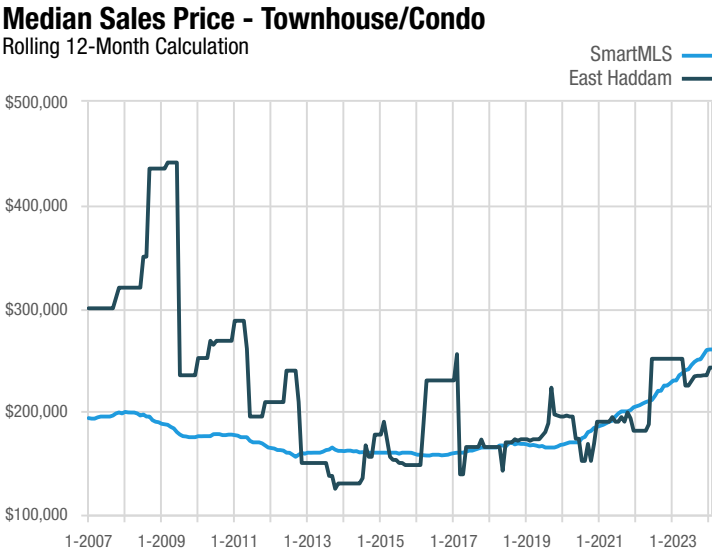
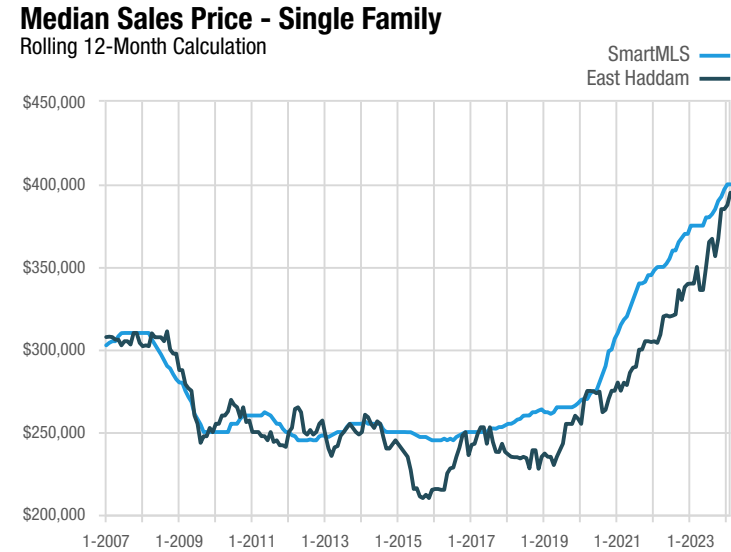
East Haddam

Middlesex County

Single Family	February			Year to Date		
Key Metrics	2023	2024	% Change	Thru 2-2023	Thru 2-2024	% Change
New Listings	9	6	- 33.3%	14	11	- 21.4%
Pending Sales	6	6	0.0%	8	12	+ 50.0%
Closed Sales	7	3	- 57.1%	10	10	0.0%
Days on Market Until Sale	55	41	- 25.5%	47	36	- 23.4%
Median Sales Price*	\$290,000	\$254,000	- 12.4%	\$290,000	\$377,450	+ 30.2%
Average Sales Price*	\$365,529	\$288,333	- 21.1%	\$374,334	\$333,240	- 11.0%
Percent of List Price Received*	96.1%	96.9%	+ 0.8%	97.3%	103.4%	+ 6.3%
Inventory of Homes for Sale	16	15	- 6.3%	—	—	—
Months Supply of Inventory	1.5	1.7	+ 13.3%	—	—	—

Townhouse/Condo	February			Year to Date		
Key Metrics	2023	2024	% Change	Thru 2-2023	Thru 2-2024	% Change
New Listings	3	0	- 100.0%	5	2	- 60.0%
Pending Sales	0	1	—	0	2	—
Closed Sales	0	0	0.0%	0	1	—
Days on Market Until Sale	—	—	—	—	31	—
Median Sales Price*	—	—	—	—	\$275,000	—
Average Sales Price*	—	—	—	—	\$275,000	—
Percent of List Price Received*	—	—	—	—	95.2%	—
Inventory of Homes for Sale	5	1	- 80.0%	—	—	—
Months Supply of Inventory	3.8	0.9	- 76.3%	—	—	—

\* 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.



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.