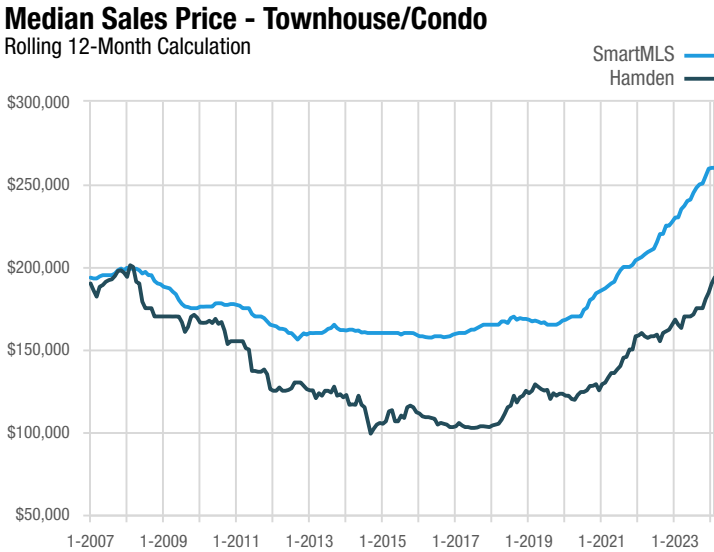
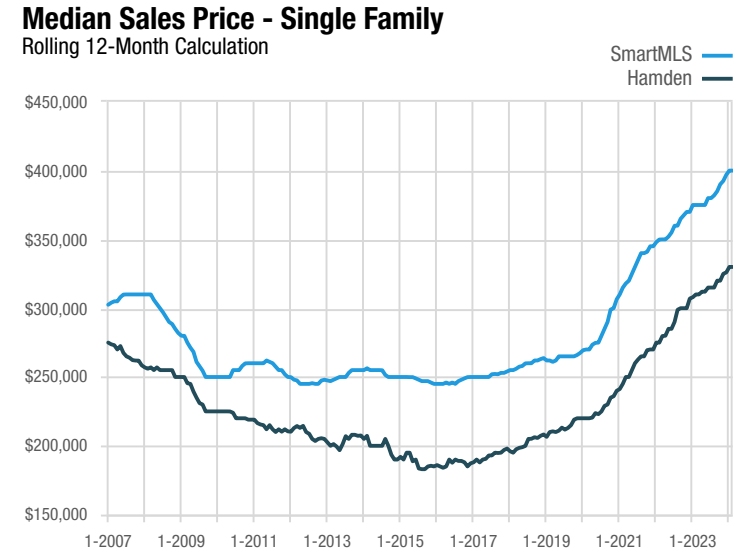


Hamden
New Haven County

Single Family	February			Year to Date		
Key Metrics	2023	2024	% Change	Thru 2-2023	Thru 2-2024	% Change
New Listings	41	42	+ 2.4%	79	81	+ 2.5%
Pending Sales	32	39	+ 21.9%	86	78	- 9.3%
Closed Sales	32	34	+ 6.3%	73	72	- 1.4%
Days on Market Until Sale	62	44	- 29.0%	60	40	- 33.3%
Median Sales Price*	\$310,250	\$315,000	+ 1.5%	\$295,000	\$322,500	+ 9.3%
Average Sales Price*	\$324,150	\$318,621	- 1.7%	\$308,519	\$333,026	+ 7.9%
Percent of List Price Received*	99.8%	101.5%	+ 1.7%	101.1%	102.1%	+ 1.0%
Inventory of Homes for Sale	94	71	- 24.5%	—	—	—
Months Supply of Inventory	1.7	1.6	- 5.9%	—	—	—

Townhouse/Condo	February			Year to Date		
Key Metrics	2023	2024	% Change	Thru 2-2023	Thru 2-2024	% Change
New Listings	15	16	+ 6.7%	27	26	- 3.7%
Pending Sales	12	13	+ 8.3%	26	26	0.0%
Closed Sales	10	6	- 40.0%	21	19	- 9.5%
Days on Market Until Sale	42	51	+ 21.4%	44	29	- 34.1%
Median Sales Price*	\$139,750	\$207,500	+ 48.5%	\$160,000	\$210,000	+ 31.3%
Average Sales Price*	\$163,700	\$223,817	+ 36.7%	\$169,562	\$212,936	+ 25.6%
Percent of List Price Received*	102.9%	105.9%	+ 2.9%	99.6%	104.7%	+ 5.1%
Inventory of Homes for Sale	29	14	- 51.7%	—	—	—
Months Supply of Inventory	1.7	0.9	- 47.1%	—	—	—

* 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.