

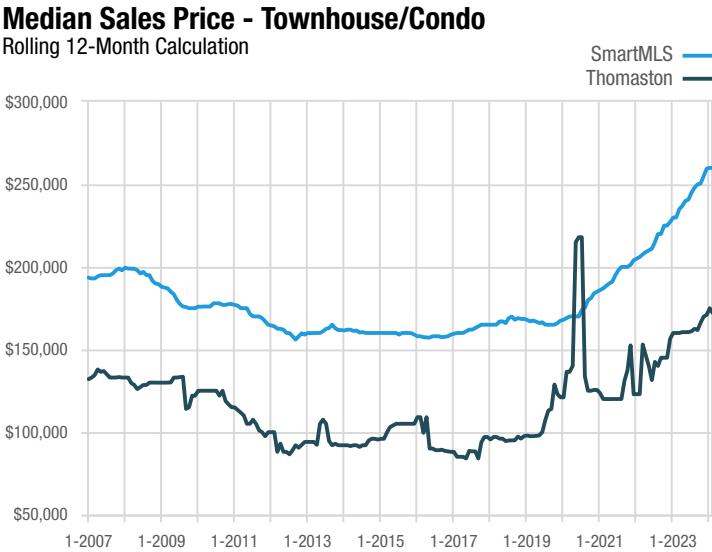
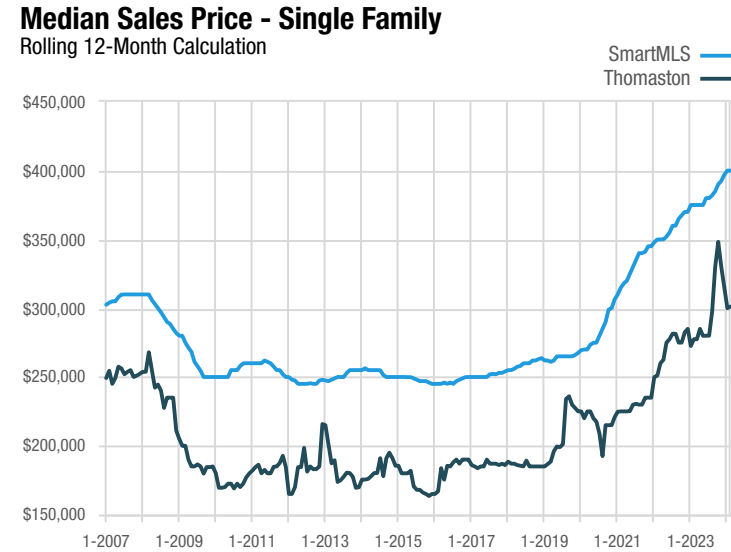
Thomaston

Litchfield County

Single Family	February			Year to Date		
Key Metrics	2023	2024	% Change	Thru 2-2023	Thru 2-2024	% Change
New Listings	2	2	0.0%	7	4	- 42.9%
Pending Sales	6	3	- 50.0%	8	7	- 12.5%
Closed Sales	3	2	- 33.3%	8	6	- 25.0%
Days on Market Until Sale	4	42	+ 950.0%	44	51	+ 15.9%
Median Sales Price*	\$240,000	\$213,700	- 11.0%	\$250,000	\$204,950	- 18.0%
Average Sales Price*	\$285,000	\$213,700	- 25.0%	\$258,034	\$216,217	- 16.2%
Percent of List Price Received*	102.5%	92.1%	- 10.1%	99.8%	95.7%	- 4.1%
Inventory of Homes for Sale	8	4	- 50.0%	—	—	—
Months Supply of Inventory	1.2	0.8	- 33.3%	—	—	—

Townhouse/Condo	February			Year to Date		
Key Metrics	2023	2024	% Change	Thru 2-2023	Thru 2-2024	% Change
New Listings	2	1	- 50.0%	3	2	- 33.3%
Pending Sales	1	1	0.0%	2	3	+ 50.0%
Closed Sales	1	1	0.0%	2	3	+ 50.0%
Days on Market Until Sale	23	10	- 56.5%	15	21	+ 40.0%
Median Sales Price*	\$187,500	\$160,000	- 14.7%	\$174,250	\$190,000	+ 9.0%
Average Sales Price*	\$187,500	\$160,000	- 14.7%	\$174,250	\$191,667	+ 10.0%
Percent of List Price Received*	93.8%	100.0%	+ 6.6%	97.2%	100.0%	+ 2.9%
Inventory of Homes for Sale	2	1	- 50.0%	—	—	—
Months Supply of Inventory	1.1	0.5	- 54.5%	—	—	—

* 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.



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.