

Berlin

Hartford County

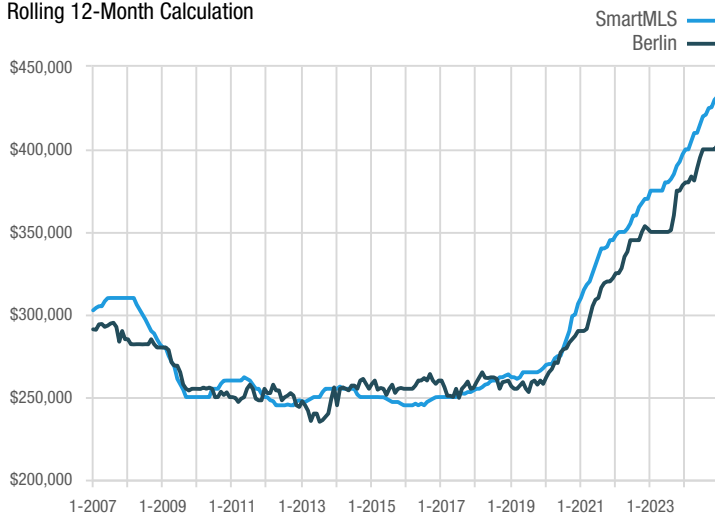
Single Family	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
Key Metrics						
New Listings	10	7	- 30.0%	187	174	- 7.0%
Pending Sales	7	7	0.0%	173	147	- 15.0%
Closed Sales	14	11	- 21.4%	168	148	- 11.9%
Days on Market Until Sale	23	8	- 65.2%	23	15	- 34.8%
Median Sales Price*	\$344,500	\$410,000	+ 19.0%	\$378,250	\$402,500	+ 6.4%
Average Sales Price*	\$405,848	\$468,754	+ 15.5%	\$413,633	\$441,273	+ 6.7%
Percent of List Price Received*	103.2%	102.7%	- 0.5%	103.7%	104.9%	+ 1.2%
Inventory of Homes for Sale	15	24	+ 60.0%	—	—	—
Months Supply of Inventory	1.0	2.0	+ 100.0%	—	—	—

Townhouse/Condo	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
Key Metrics						
New Listings	0	1	—	29	41	+ 41.4%
Pending Sales	2	3	+ 50.0%	27	40	+ 48.1%
Closed Sales	2	6	+ 200.0%	27	42	+ 55.6%
Days on Market Until Sale	33	25	- 24.2%	44	16	- 63.6%
Median Sales Price*	\$267,000	\$392,500	+ 47.0%	\$359,000	\$330,000	- 8.1%
Average Sales Price*	\$267,000	\$406,883	+ 52.4%	\$325,994	\$354,610	+ 8.8%
Percent of List Price Received*	108.3%	102.0%	- 5.8%	106.6%	103.0%	- 3.4%
Inventory of Homes for Sale	9	6	- 33.3%	—	—	—
Months Supply of Inventory	3.7	1.8	- 51.4%	—	—	—

* 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.

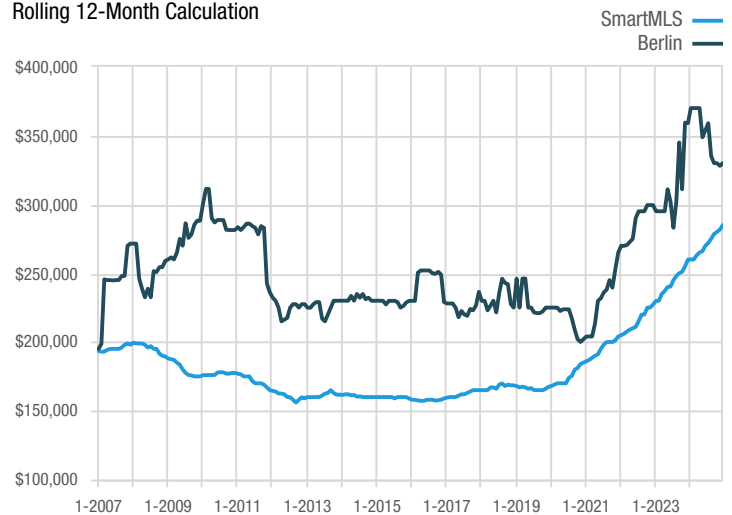
Median Sales Price - Single Family

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.