

North Haven

New Haven County

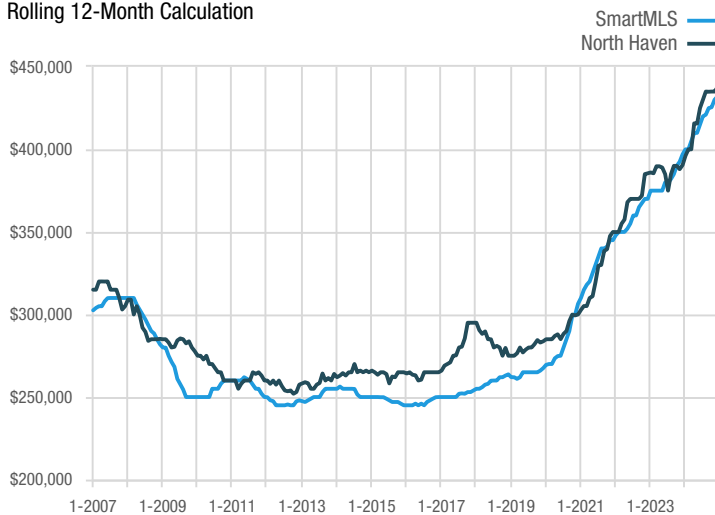
Single Family	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	10	6	- 40.0%	230	229	- 0.4%
Pending Sales	19	15	- 21.1%	213	202	- 5.2%
Closed Sales	17	16	- 5.9%	210	210	0.0%
Days on Market Until Sale	54	67	+ 24.1%	34	20	- 41.2%
Median Sales Price*	\$440,000	\$475,250	+ 8.0%	\$390,500	\$437,500	+ 12.0%
Average Sales Price*	\$474,647	\$481,563	+ 1.5%	\$426,207	\$479,680	+ 12.5%
Percent of List Price Received*	102.1%	98.0%	- 4.0%	102.6%	103.2%	+ 0.6%
Inventory of Homes for Sale	25	16	- 36.0%	—	—	—
Months Supply of Inventory	1.4	1.0	- 28.6%	—	—	—

Townhouse/Condo	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	0	1	—	31	29	- 6.5%
Pending Sales	1	1	0.0%	36	23	- 36.1%
Closed Sales	3	3	0.0%	43	32	- 25.6%
Days on Market Until Sale	60	67	+ 11.7%	73	59	- 19.2%
Median Sales Price*	\$517,270	\$412,000	- 20.4%	\$375,000	\$417,250	+ 11.3%
Average Sales Price*	\$486,978	\$480,023	- 1.4%	\$379,444	\$430,691	+ 13.5%
Percent of List Price Received*	109.8%	104.0%	- 5.3%	103.6%	104.2%	+ 0.6%
Inventory of Homes for Sale	3	6	+ 100.0%	—	—	—
Months Supply of Inventory	1.0	2.6	+ 160.0%	—	—	—

* 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.

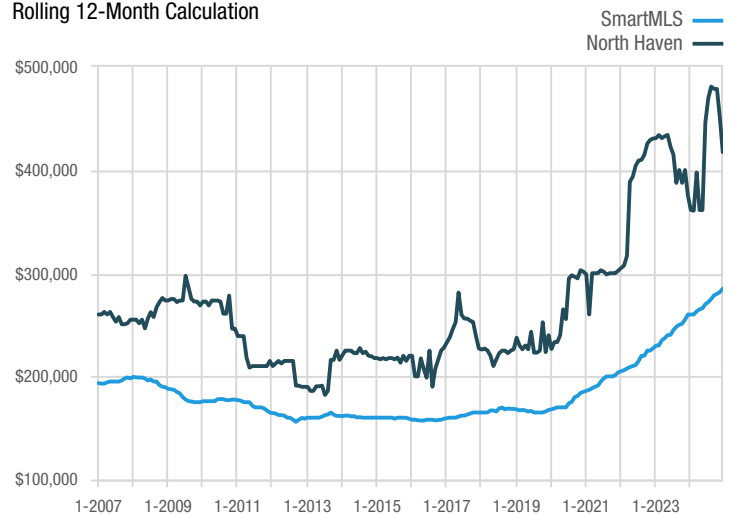
Median Sales Price - Single Family

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.