

Thomaston

Litchfield County

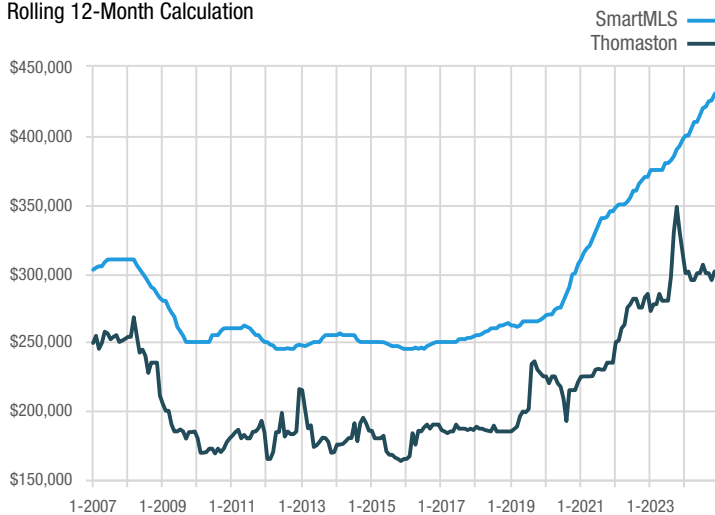
Single Family	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	6	2	- 66.7%	67	58	- 13.4%
Pending Sales	4	1	- 75.0%	59	48	- 18.6%
Closed Sales	3	3	0.0%	62	48	- 22.6%
Days on Market Until Sale	54	36	- 33.3%	29	31	+ 6.9%
Median Sales Price*	\$295,000	\$284,050	- 3.7%	\$315,000	\$301,200	- 4.4%
Average Sales Price*	\$311,667	\$292,983	- 6.0%	\$332,590	\$343,342	+ 3.2%
Percent of List Price Received*	99.8%	100.5%	+ 0.7%	101.7%	100.9%	- 0.8%
Inventory of Homes for Sale	8	12	+ 50.0%	—	—	—
Months Supply of Inventory	1.6	3.0	+ 87.5%	—	—	—

Townhouse/Condo	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	2	0	- 100.0%	16	14	- 12.5%
Pending Sales	2	1	- 50.0%	15	16	+ 6.7%
Closed Sales	1	1	0.0%	14	17	+ 21.4%
Days on Market Until Sale	12	4	- 66.7%	11	11	0.0%
Median Sales Price*	\$176,000	\$195,000	+ 10.8%	\$170,950	\$190,000	+ 11.1%
Average Sales Price*	\$176,000	\$195,000	+ 10.8%	\$188,129	\$200,824	+ 6.7%
Percent of List Price Received*	117.4%	108.3%	- 7.8%	108.1%	105.0%	- 2.9%
Inventory of Homes for Sale	2	0	- 100.0%	—	—	—
Months Supply of Inventory	1.1	—	—	—	—	—

* 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.

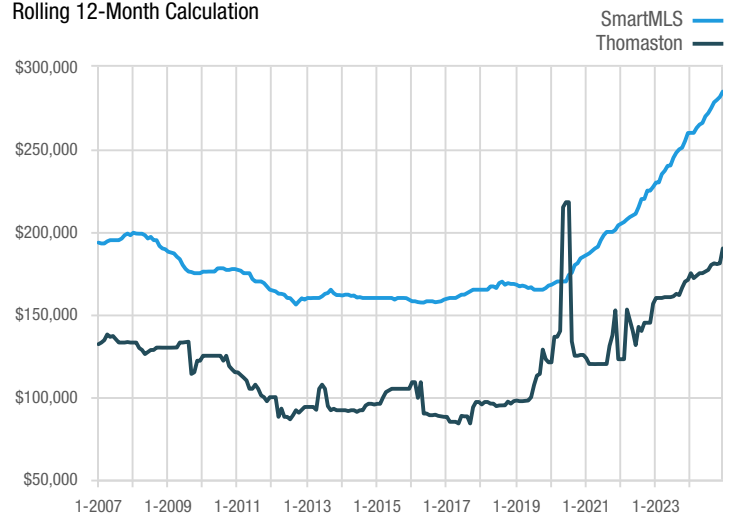
Median Sales Price - Single Family

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.