

Waterbury

New Haven County

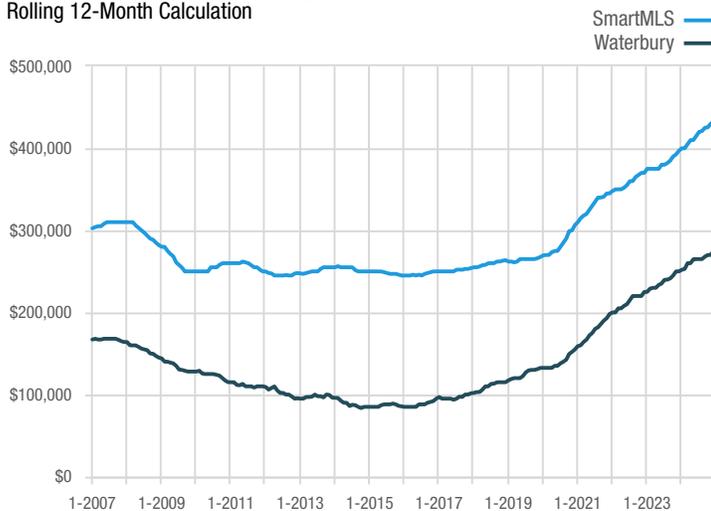
Single Family	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
Key Metrics						
New Listings	43	35	- 18.6%	801	758	- 5.4%
Pending Sales	42	42	0.0%	721	612	- 15.1%
Closed Sales	56	52	- 7.1%	723	600	- 17.0%
Days on Market Until Sale	38	28	- 26.3%	36	31	- 13.9%
Median Sales Price*	\$249,950	\$285,000	+ 14.0%	\$250,000	\$275,000	+ 10.0%
Average Sales Price*	\$255,263	\$286,986	+ 12.4%	\$252,560	\$276,109	+ 9.3%
Percent of List Price Received*	101.0%	101.3%	+ 0.3%	102.3%	102.1%	- 0.2%
Inventory of Homes for Sale	117	124	+ 6.0%	—	—	—
Months Supply of Inventory	1.9	2.4	+ 26.3%	—	—	—

Townhouse/Condo	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
Key Metrics						
New Listings	12	11	- 8.3%	206	220	+ 6.8%
Pending Sales	12	14	+ 16.7%	189	164	- 13.2%
Closed Sales	19	24	+ 26.3%	187	160	- 14.4%
Days on Market Until Sale	25	27	+ 8.0%	30	26	- 13.3%
Median Sales Price*	\$174,000	\$173,000	- 0.6%	\$150,200	\$178,500	+ 18.8%
Average Sales Price*	\$171,595	\$161,860	- 5.7%	\$155,264	\$174,700	+ 12.5%
Percent of List Price Received*	102.9%	99.0%	- 3.8%	102.0%	100.3%	- 1.7%
Inventory of Homes for Sale	19	39	+ 105.3%	—	—	—
Months Supply of Inventory	1.2	2.9	+ 141.7%	—	—	—

* 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.

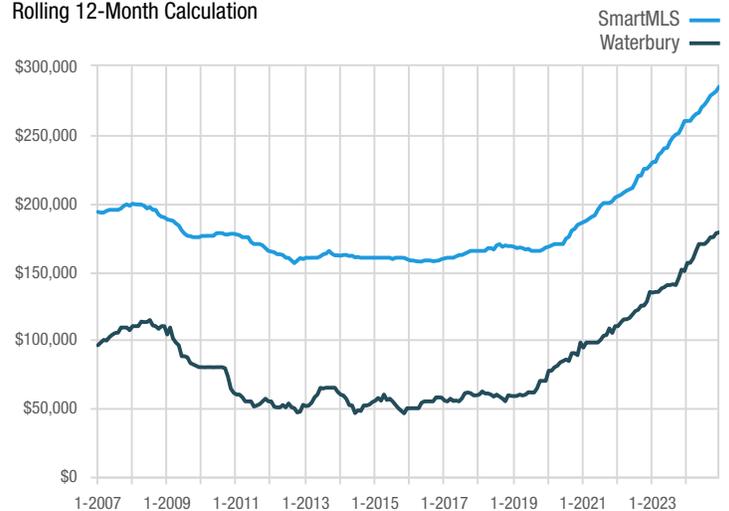
Median Sales Price - Single Family

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.