

Windham County

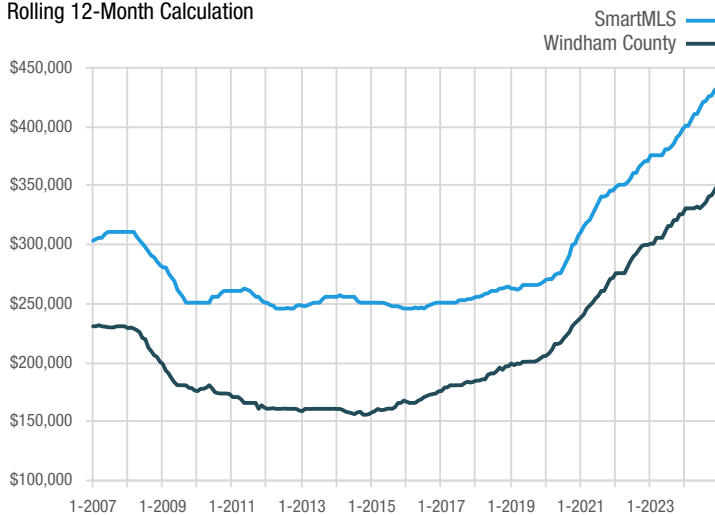
Single Family	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
Key Metrics						
New Listings	62	46	- 25.8%	1,132	1,230	+ 8.7%
Pending Sales	72	59	- 18.1%	997	1,020	+ 2.3%
Closed Sales	85	87	+ 2.4%	985	1,028	+ 4.4%
Days on Market Until Sale	23	24	+ 4.3%	30	23	- 23.3%
Median Sales Price*	\$308,000	\$365,000	+ 18.5%	\$325,000	\$349,950	+ 7.7%
Average Sales Price*	\$335,823	\$397,217	+ 18.3%	\$343,473	\$373,618	+ 8.8%
Percent of List Price Received*	100.8%	99.8%	- 1.0%	102.1%	102.1%	0.0%
Inventory of Homes for Sale	133	134	+ 0.8%	—	—	—
Months Supply of Inventory	1.6	1.6	0.0%	—	—	—

Townhouse/Condo	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
Key Metrics						
New Listings	5	4	- 20.0%	105	115	+ 9.5%
Pending Sales	7	4	- 42.9%	83	99	+ 19.3%
Closed Sales	14	12	- 14.3%	79	96	+ 21.5%
Days on Market Until Sale	17	41	+ 141.2%	19	45	+ 136.8%
Median Sales Price*	\$265,000	\$350,000	+ 32.1%	\$260,000	\$286,750	+ 10.3%
Average Sales Price*	\$276,379	\$345,076	+ 24.9%	\$252,770	\$291,736	+ 15.4%
Percent of List Price Received*	101.3%	101.8%	+ 0.5%	101.8%	101.6%	- 0.2%
Inventory of Homes for Sale	12	12	0.0%	—	—	—
Months Supply of Inventory	1.7	1.5	- 11.8%	—	—	—

* 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.

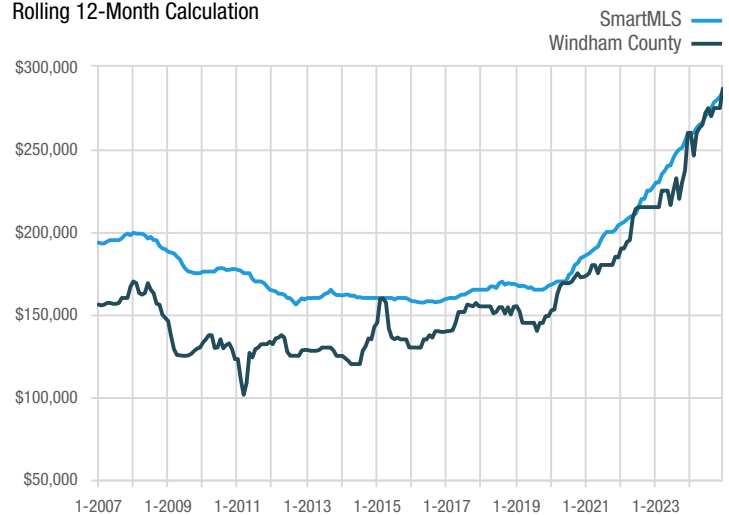
Median Sales Price - Single Family

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.