

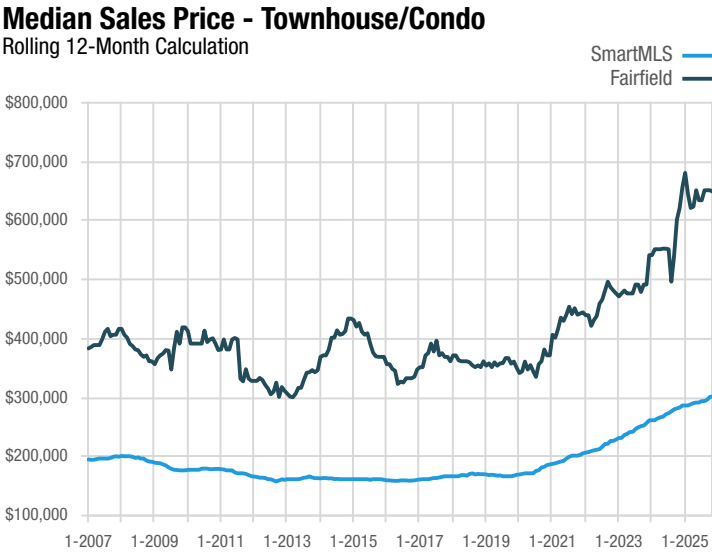
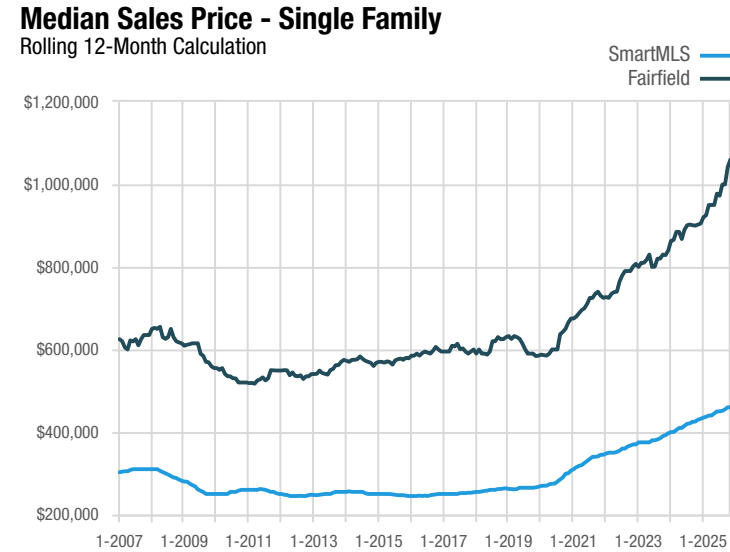
Fairfield

Fairfield County

Single Family	November			Year to Date		
Key Metrics	2024	2025	% Change	Thru 11-2024	Thru 11-2025	% Change
New Listings	36	34	- 5.6%	731	718	- 1.8%
Pending Sales	45	50	+ 11.1%	534	548	+ 2.6%
Closed Sales	42	49	+ 16.7%	515	527	+ 2.3%
Days on Market Until Sale	29	28	- 3.4%	27	28	+ 3.7%
Median Sales Price*	\$875,000	\$975,000	+ 11.4%	\$902,500	\$1,100,000	+ 21.9%
Average Sales Price*	\$1,084,155	\$1,241,592	+ 14.5%	\$1,175,219	\$1,371,537	+ 16.7%
Percent of List Price Received*	101.7%	101.5%	- 0.2%	102.5%	103.2%	+ 0.7%
Inventory of Homes for Sale	109	96	- 11.9%	—	—	—
Months Supply of Inventory	2.3	1.9	- 17.4%	—	—	—

Townhouse/Condo	November			Year to Date		
Key Metrics	2024	2025	% Change	Thru 11-2024	Thru 11-2025	% Change
New Listings	8	10	+ 25.0%	115	114	- 0.9%
Pending Sales	9	6	- 33.3%	92	89	- 3.3%
Closed Sales	13	2	- 84.6%	86	91	+ 5.8%
Days on Market Until Sale	15	14	- 6.7%	26	26	0.0%
Median Sales Price*	\$610,000	\$583,500	- 4.3%	\$637,500	\$645,000	+ 1.2%
Average Sales Price*	\$780,442	\$583,500	- 25.2%	\$751,182	\$795,225	+ 5.9%
Percent of List Price Received*	102.5%	99.4%	- 3.0%	100.7%	103.4%	+ 2.7%
Inventory of Homes for Sale	19	14	- 26.3%	—	—	—
Months Supply of Inventory	2.3	1.7	- 26.1%	—	—	—

* 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.



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.