

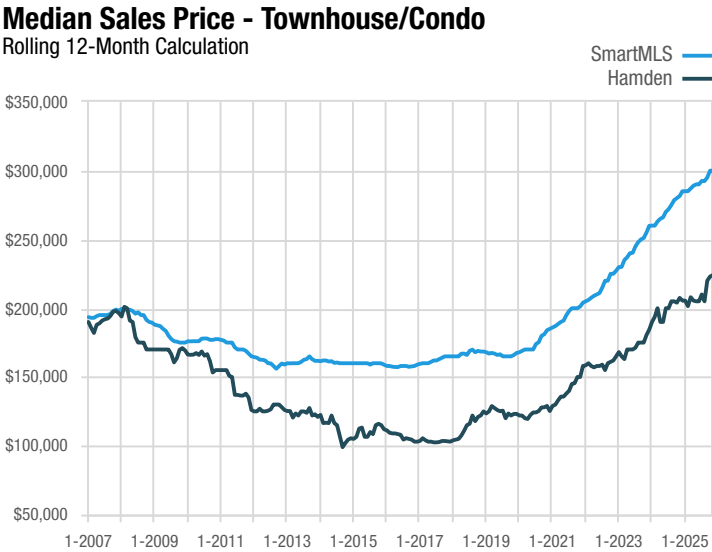
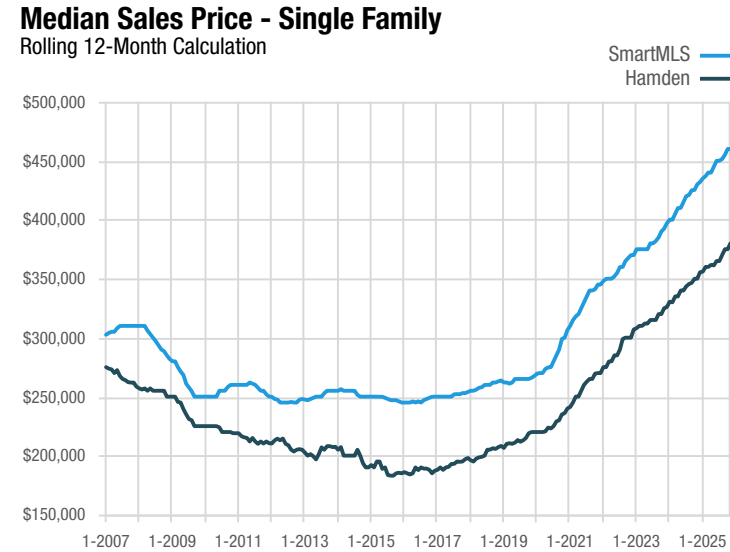
Hamden

New Haven County

Single Family	November			Year to Date		
Key Metrics	2024	2025	% Change	Thru 11-2024	Thru 11-2025	% Change
New Listings	25	28	+ 12.0%	583	569	- 2.4%
Pending Sales	39	37	- 5.1%	485	434	- 10.5%
Closed Sales	44	37	- 15.9%	483	427	- 11.6%
Days on Market Until Sale	24	28	+ 16.7%	25	25	0.0%
Median Sales Price*	\$347,500	\$375,000	+ 7.9%	\$355,000	\$381,000	+ 7.3%
Average Sales Price*	\$386,519	\$402,112	+ 4.0%	\$390,015	\$406,888	+ 4.3%
Percent of List Price Received*	103.0%	101.3%	- 1.7%	103.3%	103.5%	+ 0.2%
Inventory of Homes for Sale	81	102	+ 25.9%	—	—	—
Months Supply of Inventory	1.9	2.6	+ 36.8%	—	—	—

Townhouse/Condo	November			Year to Date		
Key Metrics	2024	2025	% Change	Thru 11-2024	Thru 11-2025	% Change
New Listings	13	18	+ 38.5%	145	187	+ 29.0%
Pending Sales	8	20	+ 150.0%	125	153	+ 22.4%
Closed Sales	8	10	+ 25.0%	125	142	+ 13.6%
Days on Market Until Sale	17	29	+ 70.6%	19	19	0.0%
Median Sales Price*	\$205,500	\$212,500	+ 3.4%	\$205,000	\$225,000	+ 9.8%
Average Sales Price*	\$243,236	\$226,400	- 6.9%	\$219,740	\$236,344	+ 7.6%
Percent of List Price Received*	101.4%	98.9%	- 2.5%	103.1%	102.3%	- 0.8%
Inventory of Homes for Sale	17	33	+ 94.1%	—	—	—
Months Supply of Inventory	1.5	2.4	+ 60.0%	—	—	—

* 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.



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.