

## East Hampton

Middlesex County

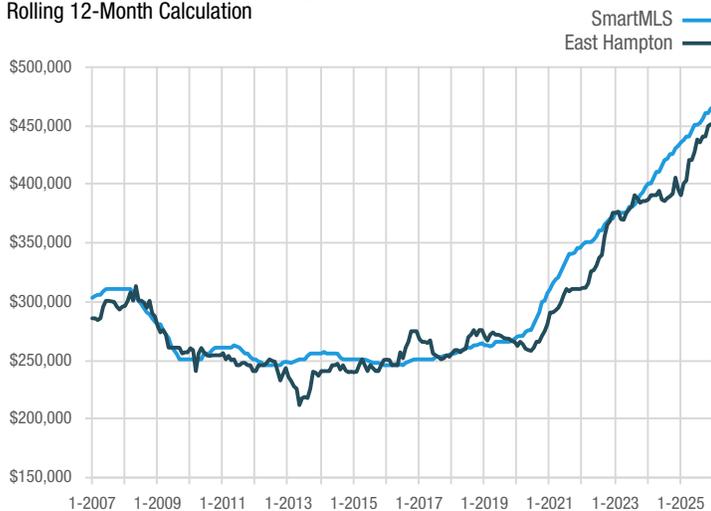
Single Family	January			Year to Date		
	2025	2026	% Change	Thru 1-2025	Thru 1-2026	% Change
<b>Key Metrics</b>						
New Listings	30	9	- 70.0%	30	9	- 70.0%
Pending Sales	9	9	0.0%	9	9	0.0%
Closed Sales	12	13	+ 8.3%	12	13	+ 8.3%
Days on Market Until Sale	12	31	+ 158.3%	12	31	+ 158.3%
Median Sales Price*	\$485,000	<b>\$431,000</b>	- 11.1%	\$485,000	<b>\$431,000</b>	- 11.1%
Average Sales Price*	\$498,179	<b>\$468,985</b>	- 5.9%	\$498,179	<b>\$468,985</b>	- 5.9%
Percent of List Price Received*	103.5%	<b>99.4%</b>	- 4.0%	103.5%	<b>99.4%</b>	- 4.0%
Inventory of Homes for Sale	33	<b>37</b>	+ 12.1%	—	—	—
Months Supply of Inventory	2.8	<b>3.1</b>	+ 10.7%	—	—	—

Townhouse/Condo	January			Year to Date		
	2025	2026	% Change	Thru 1-2025	Thru 1-2026	% Change
<b>Key Metrics</b>						
New Listings	0	1	—	0	1	—
Pending Sales	2	1	- 50.0%	2	1	- 50.0%
Closed Sales	3	0	- 100.0%	3	0	- 100.0%
Days on Market Until Sale	17	—	—	17	—	—
Median Sales Price*	\$220,000	—	—	\$220,000	—	—
Average Sales Price*	\$233,333	—	—	\$233,333	—	—
Percent of List Price Received*	106.6%	—	—	106.6%	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

\* 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.

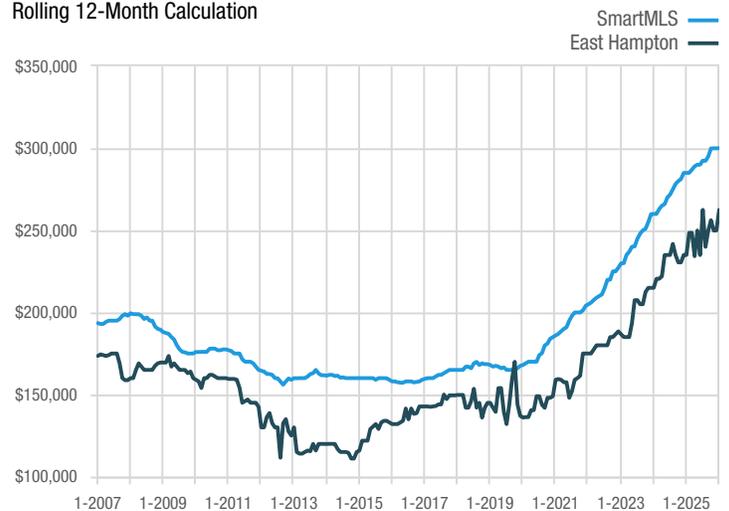
### Median Sales Price - Single Family

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.