

Watertown

Litchfield County

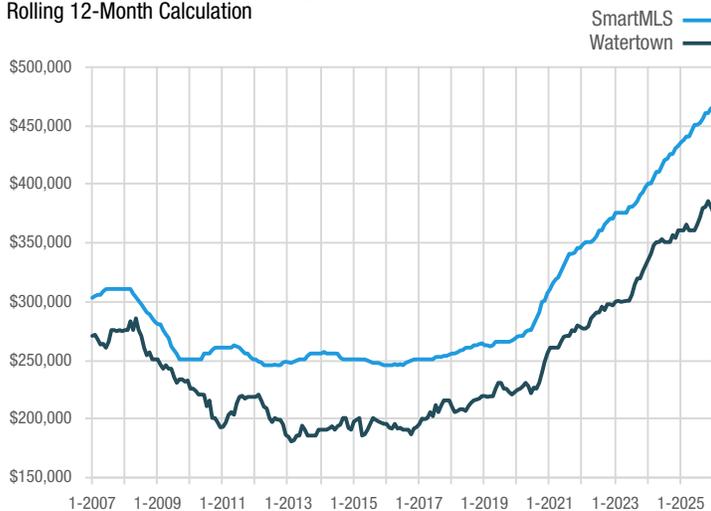
| Single Family | January | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------|--------------|------------------|----------|
| | 2025 | 2026 | % Change | Thru 1-2025 | Thru 1-2026 | % Change |
| Key Metrics | | | | | | |
| New Listings | 14 | 12 | - 14.3% | 14 | 12 | - 14.3% |
| Pending Sales | 18 | 13 | - 27.8% | 18 | 13 | - 27.8% |
| Closed Sales | 20 | 17 | - 15.0% | 20 | 17 | - 15.0% |
| Days on Market Until Sale | 36 | 22 | - 38.9% | 36 | 22 | - 38.9% |
| Median Sales Price* | \$408,750 | \$369,190 | - 9.7% | \$408,750 | \$369,190 | - 9.7% |
| Average Sales Price* | \$446,766 | \$433,109 | - 3.1% | \$446,766 | \$433,109 | - 3.1% |
| Percent of List Price Received* | 98.3% | 100.2% | + 1.9% | 98.3% | 100.2% | + 1.9% |
| Inventory of Homes for Sale | 34 | 30 | - 11.8% | — | — | — |
| Months Supply of Inventory | 2.1 | 1.6 | - 23.8% | — | — | — |

| Townhouse/Condo | January | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------|--------------|------------------|----------|
| | 2025 | 2026 | % Change | Thru 1-2025 | Thru 1-2026 | % Change |
| Key Metrics | | | | | | |
| New Listings | 14 | 4 | - 71.4% | 14 | 4 | - 71.4% |
| Pending Sales | 3 | 3 | 0.0% | 3 | 3 | 0.0% |
| Closed Sales | 2 | 2 | 0.0% | 2 | 2 | 0.0% |
| Days on Market Until Sale | 7 | 17 | + 142.9% | 7 | 17 | + 142.9% |
| Median Sales Price* | \$260,000 | \$323,750 | + 24.5% | \$260,000 | \$323,750 | + 24.5% |
| Average Sales Price* | \$260,000 | \$323,750 | + 24.5% | \$260,000 | \$323,750 | + 24.5% |
| Percent of List Price Received* | 97.7% | 98.1% | + 0.4% | 97.7% | 98.1% | + 0.4% |
| Inventory of Homes for Sale | 17 | 7 | - 58.8% | — | — | — |
| Months Supply of Inventory | 5.0 | 2.3 | - 54.0% | — | — | — |

* 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.

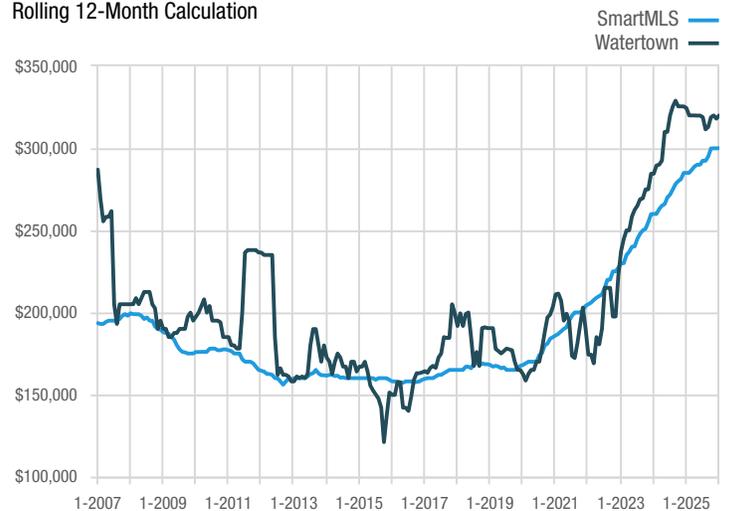
Median Sales Price - Single Family

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.