

Middlebury

New Haven County

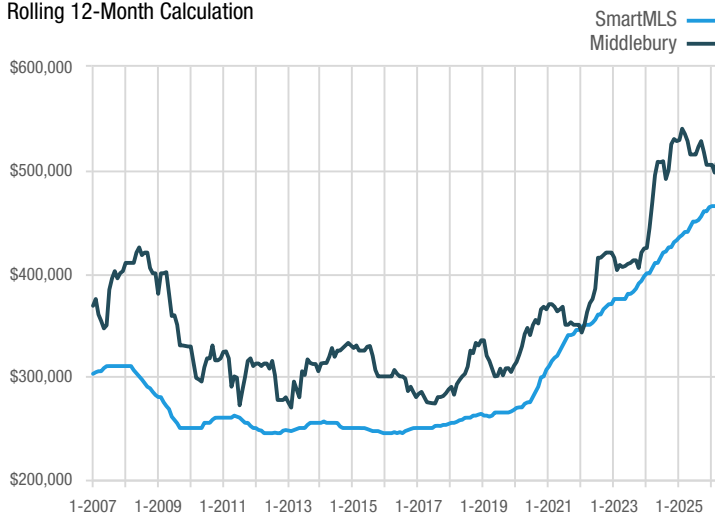
Single Family	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
Key Metrics						
New Listings	13	11	- 15.4%	25	17	- 32.0%
Pending Sales	3	4	+ 33.3%	16	13	- 18.8%
Closed Sales	7	3	- 57.1%	19	13	- 31.6%
Days on Market Until Sale	11	85	+ 672.7%	41	63	+ 53.7%
Median Sales Price*	\$410,000	\$620,000	+ 51.2%	\$515,000	\$585,000	+ 13.6%
Average Sales Price*	\$512,786	\$616,633	+ 20.3%	\$559,956	\$811,985	+ 45.0%
Percent of List Price Received*	100.9%	99.5%	- 1.4%	101.7%	99.0%	- 2.7%
Inventory of Homes for Sale	35	22	- 37.1%	—	—	—
Months Supply of Inventory	5.5	3.5	- 36.4%	—	—	—

Townhouse/Condo	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
Key Metrics						
New Listings	4	2	- 50.0%	16	6	- 62.5%
Pending Sales	1	0	- 100.0%	15	3	- 80.0%
Closed Sales	6	0	- 100.0%	7	3	- 57.1%
Days on Market Until Sale	65	—	—	58	71	+ 22.4%
Median Sales Price*	\$610,000	—	—	\$610,000	\$565,000	- 7.4%
Average Sales Price*	\$590,833	—	—	\$593,571	\$558,333	- 5.9%
Percent of List Price Received*	97.6%	—	—	98.2%	100.9%	+ 2.7%
Inventory of Homes for Sale	9	7	- 22.2%	—	—	—
Months Supply of Inventory	3.0	1.9	- 36.7%	—	—	—

* 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.

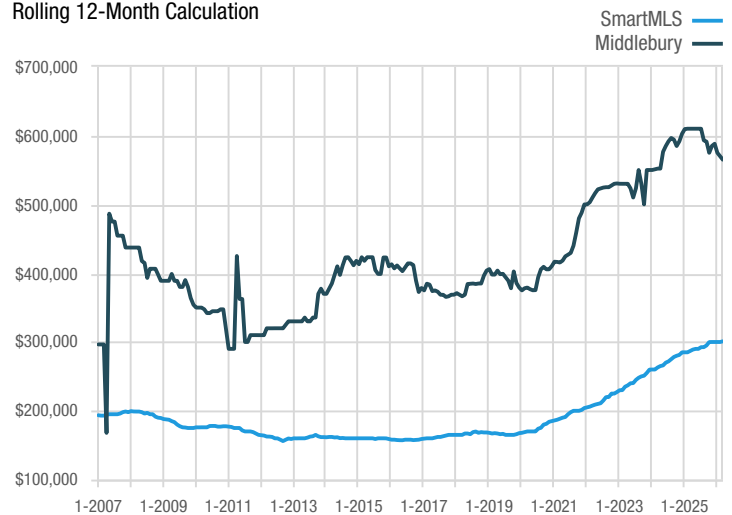
Median Sales Price - Single Family

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.