

Old Saybrook

Middlesex County

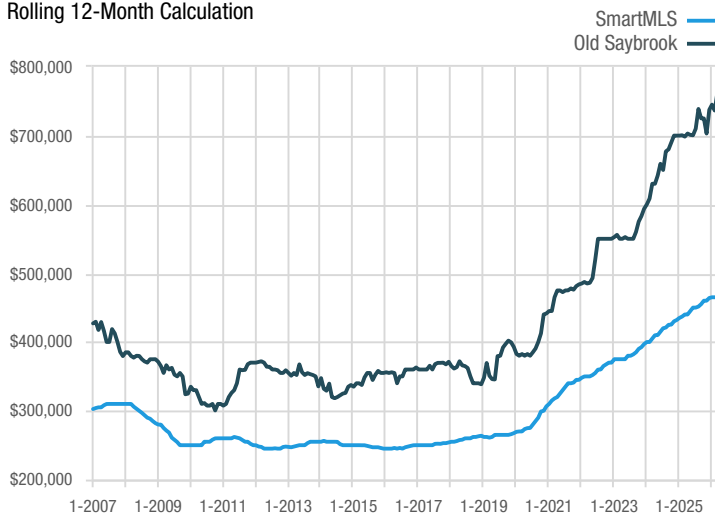
Single Family	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
New Listings	19	25	+ 31.6%	41	37	- 9.8%
Pending Sales	9	14	+ 55.6%	22	21	- 4.5%
Closed Sales	9	5	- 44.4%	22	15	- 31.8%
Days on Market Until Sale	14	74	+ 428.6%	30	64	+ 113.3%
Median Sales Price*	\$600,000	\$799,000	+ 33.2%	\$656,222	\$840,000	+ 28.0%
Average Sales Price*	\$587,667	\$1,085,300	+ 84.7%	\$720,541	\$910,200	+ 26.3%
Percent of List Price Received*	107.2%	95.7%	- 10.7%	101.3%	97.8%	- 3.5%
Inventory of Homes for Sale	29	26	- 10.3%	—	—	—
Months Supply of Inventory	2.4	2.5	+ 4.2%	—	—	—

Townhouse/Condo	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
New Listings	6	5	- 16.7%	10	8	- 20.0%
Pending Sales	2	2	0.0%	4	6	+ 50.0%
Closed Sales	0	3	—	3	7	+ 133.3%
Days on Market Until Sale	—	44	—	53	47	- 11.3%
Median Sales Price*	—	\$585,000	—	\$556,000	\$570,000	+ 2.5%
Average Sales Price*	—	\$601,667	—	\$485,333	\$603,571	+ 24.4%
Percent of List Price Received*	—	98.1%	—	100.0%	97.9%	- 2.1%
Inventory of Homes for Sale	8	4	- 50.0%	—	—	—
Months Supply of Inventory	4.3	1.7	- 60.5%	—	—	—

* 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.

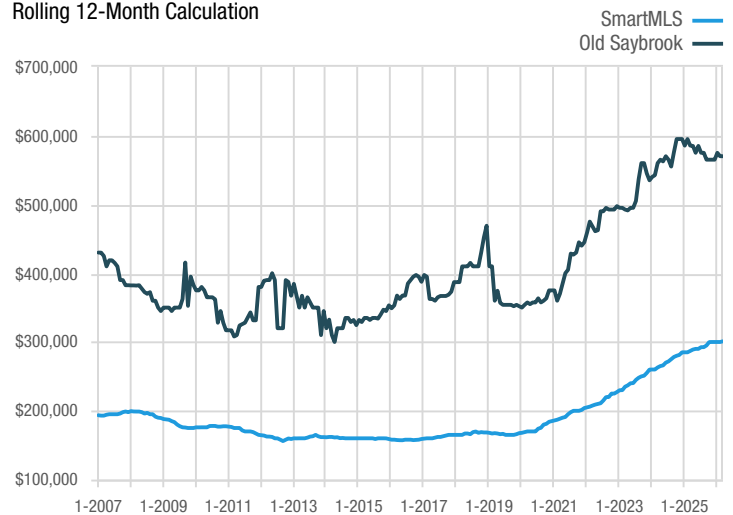
Median Sales Price - Single Family

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.