

Fairfield

Fairfield County

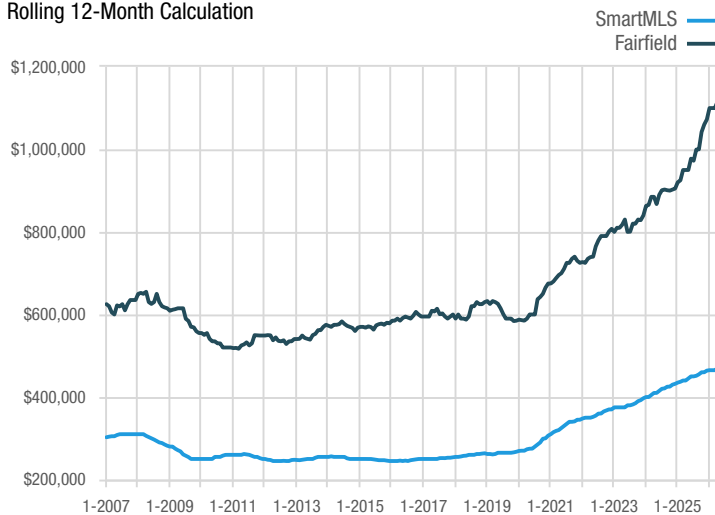
Single Family	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
New Listings	83	75	- 9.6%	254	226	- 11.0%
Pending Sales	52	48	- 7.7%	164	152	- 7.3%
Closed Sales	48	38	- 20.8%	137	136	- 0.7%
Days on Market Until Sale	27	34	+ 25.9%	36	35	- 2.8%
Median Sales Price*	\$942,500	\$1,083,750	+ 15.0%	\$1,000,000	\$1,175,000	+ 17.5%
Average Sales Price*	\$1,484,688	\$1,609,789	+ 8.4%	\$1,452,964	\$1,511,188	+ 4.0%
Percent of List Price Received*	103.7%	105.1%	+ 1.4%	102.2%	104.2%	+ 2.0%
Inventory of Homes for Sale	125	103	- 17.6%	—	—	—
Months Supply of Inventory	2.5	2.2	- 12.0%	—	—	—

Townhouse/Condo	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
New Listings	12	16	+ 33.3%	48	51	+ 6.3%
Pending Sales	13	6	- 53.8%	32	32	0.0%
Closed Sales	10	6	- 40.0%	32	29	- 9.4%
Days on Market Until Sale	15	59	+ 293.3%	29	31	+ 6.9%
Median Sales Price*	\$574,750	\$500,000	- 13.0%	\$622,250	\$599,000	- 3.7%
Average Sales Price*	\$673,450	\$555,000	- 17.6%	\$817,635	\$722,655	- 11.6%
Percent of List Price Received*	106.6%	99.1%	- 7.0%	104.7%	101.2%	- 3.3%
Inventory of Homes for Sale	22	27	+ 22.7%	—	—	—
Months Supply of Inventory	2.6	3.5	+ 34.6%	—	—	—

* 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.

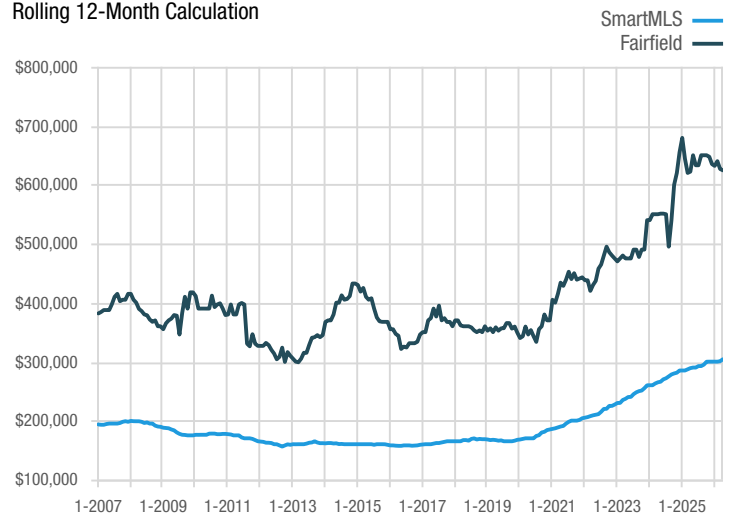
Median Sales Price - Single Family

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.