

Milford

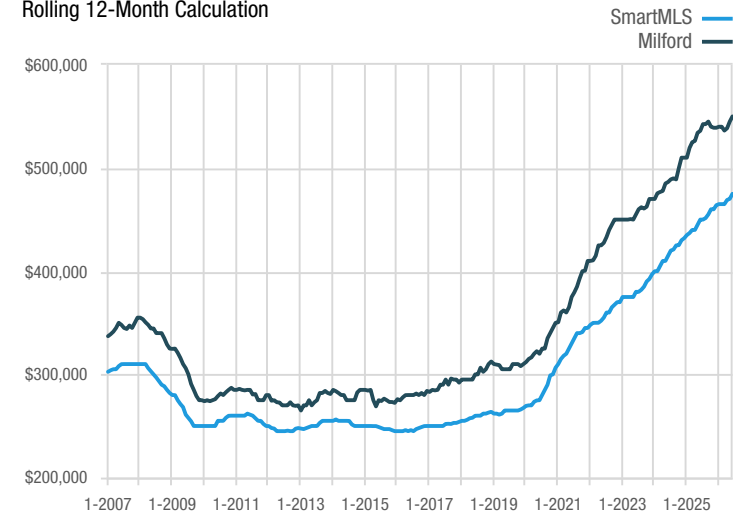
New Haven County

Single Family	June			Year to Date		
Key Metrics	2025	2026	% Change	Thru 6-2025	Thru 6-2026	% Change
New Listings	54	76	+ 40.7%	291	331	+ 13.7%
Pending Sales	52	61	+ 17.3%	227	232	+ 2.2%
Closed Sales	40	59	+ 47.5%	207	201	- 2.9%
Days on Market Until Sale	17	23	+ 35.3%	30	36	+ 20.0%
Median Sales Price*	\$572,500	\$620,000	+ 8.3%	\$550,000	\$580,000	+ 5.5%
Average Sales Price*	\$611,610	\$741,405	+ 21.2%	\$602,320	\$703,573	+ 16.8%
Percent of List Price Received*	100.8%	102.6%	+ 1.8%	101.0%	101.8%	+ 0.8%
Inventory of Homes for Sale	92	120	+ 30.4%	—	—	—
Months Supply of Inventory	2.5	3.3	+ 32.0%	—	—	—

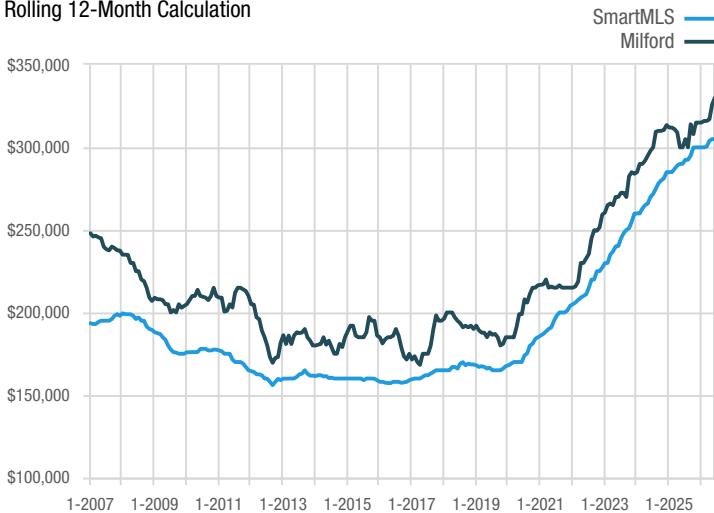
Townhouse/Condo	June			Year to Date		
Key Metrics	2025	2026	% Change	Thru 6-2025	Thru 6-2026	% Change
New Listings	23	22	- 4.3%	99	115	+ 16.2%
Pending Sales	17	20	+ 17.6%	83	84	+ 1.2%
Closed Sales	10	20	+ 100.0%	76	75	- 1.3%
Days on Market Until Sale	11	29	+ 163.6%	22	39	+ 77.3%
Median Sales Price*	\$335,000	\$360,000	+ 7.5%	\$290,000	\$330,000	+ 13.8%
Average Sales Price*	\$335,837	\$409,600	+ 22.0%	\$335,912	\$377,196	+ 12.3%
Percent of List Price Received*	100.9%	100.5%	- 0.4%	100.3%	100.0%	- 0.3%
Inventory of Homes for Sale	33	42	+ 27.3%	—	—	—
Months Supply of Inventory	2.4	3.2	+ 33.3%	—	—	—

* 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.