

Woodbury

Litchfield County

Single Family	June			Year to Date		
Key Metrics	2025	2026	% Change	Thru 6-2025	Thru 6-2026	% Change
New Listings	17	18	+ 5.9%	62	66	+ 6.5%
Pending Sales	7	12	+ 71.4%	43	41	- 4.7%
Closed Sales	4	8	+ 100.0%	40	35	- 12.5%
Days on Market Until Sale	5	56	+ 1,020.0%	72	65	- 9.7%
Median Sales Price*	\$706,000	\$513,500	- 27.3%	\$762,000	\$550,000	- 27.8%
Average Sales Price*	\$740,250	\$576,687	- 22.1%	\$730,660	\$696,193	- 4.7%
Percent of List Price Received*	103.3%	103.3%	0.0%	97.3%	98.1%	+ 0.8%
Inventory of Homes for Sale	40	36	- 10.0%	—	—	—
Months Supply of Inventory	5.5	4.8	- 12.7%	—	—	—

Townhouse/Condo	June			Year to Date		
Key Metrics	2025	2026	% Change	Thru 6-2025	Thru 6-2026	% Change
New Listings	6	2	- 66.7%	34	30	- 11.8%
Pending Sales	1	6	+ 500.0%	34	21	- 38.2%
Closed Sales	2	11	+ 450.0%	33	22	- 33.3%
Days on Market Until Sale	20	51	+ 155.0%	33	43	+ 30.3%
Median Sales Price*	\$352,500	\$275,000	- 22.0%	\$260,000	\$281,750	+ 8.4%
Average Sales Price*	\$352,500	\$252,682	- 28.3%	\$242,977	\$285,136	+ 17.4%
Percent of List Price Received*	97.3%	95.3%	- 2.1%	99.3%	96.6%	- 2.7%
Inventory of Homes for Sale	12	16	+ 33.3%	—	—	—
Months Supply of Inventory	2.8	4.1	+ 46.4%	—	—	—

* 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.