

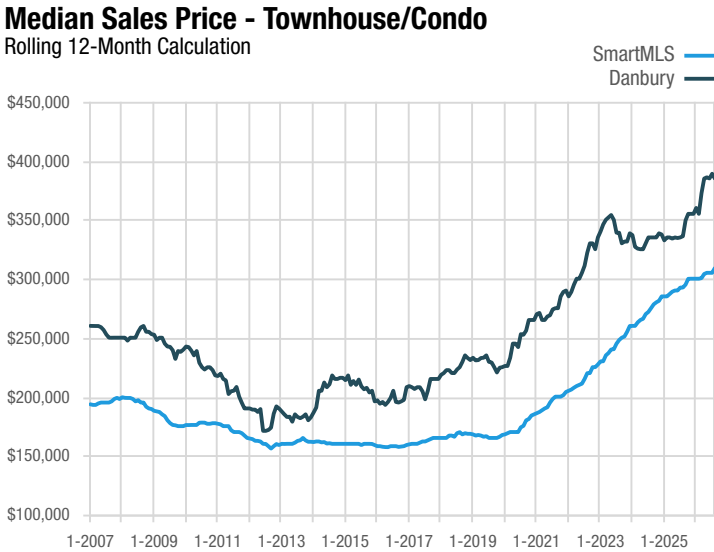
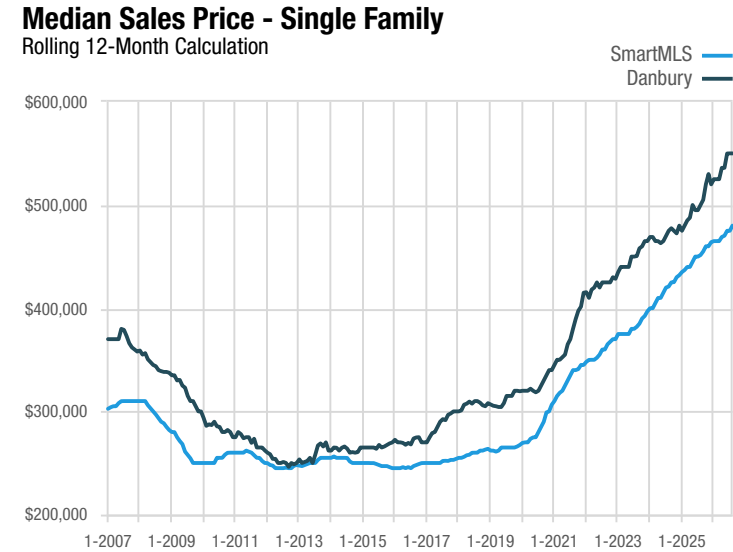
Danbury

Fairfield County

Single Family	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	41	44	+ 7.3%	331	310	- 6.3%
Pending Sales	32	31	- 3.1%	232	203	- 12.5%
Closed Sales	38	30	- 21.1%	225	191	- 15.1%
Days on Market Until Sale	30	41	+ 36.7%	30	40	+ 33.3%
Median Sales Price*	\$575,000	\$541,500	- 5.8%	\$510,000	\$550,000	+ 7.8%
Average Sales Price*	\$641,068	\$606,648	- 5.4%	\$580,960	\$598,490	+ 3.0%
Percent of List Price Received*	102.6%	102.9%	+ 0.3%	102.1%	102.2%	+ 0.1%
Inventory of Homes for Sale	111	97	- 12.6%	—	—	—
Months Supply of Inventory	3.6	3.4	- 5.6%	—	—	—

Townhouse/Condo	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	33	44	+ 33.3%	296	342	+ 15.5%
Pending Sales	28	43	+ 53.6%	225	229	+ 1.8%
Closed Sales	30	36	+ 20.0%	220	209	- 5.0%
Days on Market Until Sale	24	32	+ 33.3%	28	34	+ 21.4%
Median Sales Price*	\$402,500	\$325,000	- 19.3%	\$332,000	\$385,000	+ 16.0%
Average Sales Price*	\$419,017	\$388,789	- 7.2%	\$379,655	\$410,247	+ 8.1%
Percent of List Price Received*	100.1%	101.3%	+ 1.2%	100.2%	100.1%	- 0.1%
Inventory of Homes for Sale	76	102	+ 34.2%	—	—	—
Months Supply of Inventory	2.7	3.4	+ 25.9%	—	—	—

* 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.



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.