

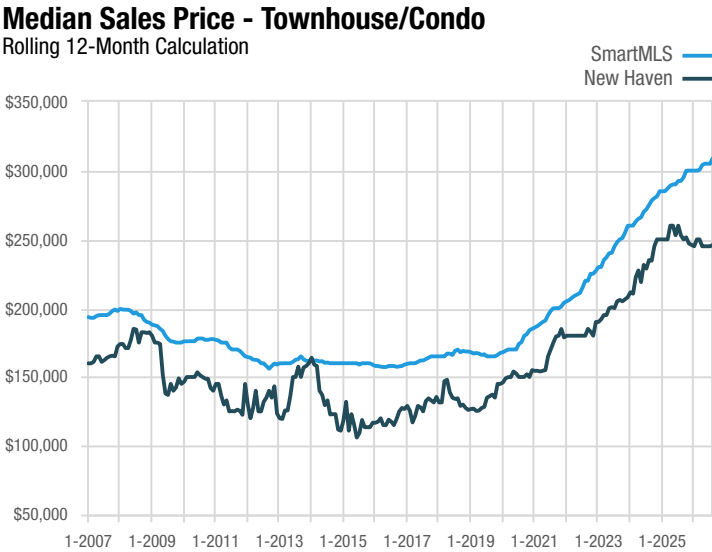
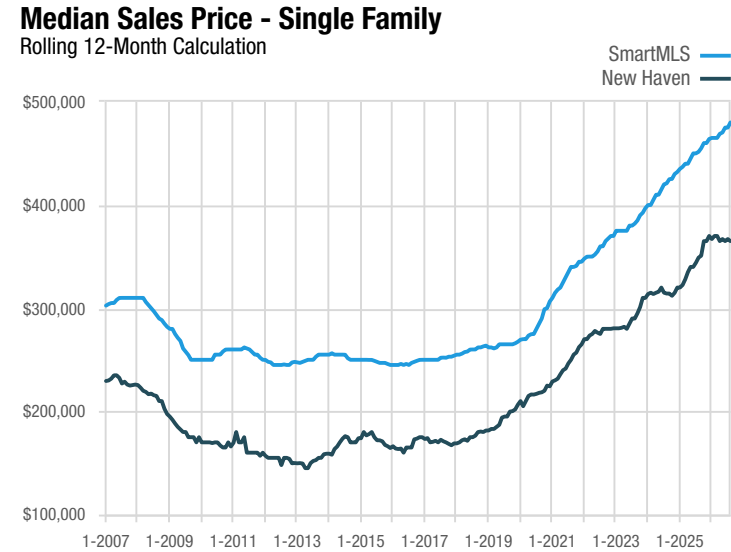
New Haven

New Haven County

Single Family	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	38	32	- 15.8%	287	256	- 10.8%
Pending Sales	25	21	- 16.0%	184	181	- 1.6%
Closed Sales	24	22	- 8.3%	187	178	- 4.8%
Days on Market Until Sale	10	41	+ 310.0%	33	34	+ 3.0%
Median Sales Price*	\$440,000	\$342,175	- 22.2%	\$370,000	\$365,000	- 1.4%
Average Sales Price*	\$532,646	\$402,268	- 24.5%	\$461,158	\$472,426	+ 2.4%
Percent of List Price Received*	107.0%	101.0%	- 5.6%	102.2%	103.0%	+ 0.8%
Inventory of Homes for Sale	90	76	- 15.6%	—	—	—
Months Supply of Inventory	4.0	3.3	- 17.5%	—	—	—

Townhouse/Condo	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	17	24	+ 41.2%	170	207	+ 21.8%
Pending Sales	17	7	- 58.8%	136	124	- 8.8%
Closed Sales	18	13	- 27.8%	138	120	- 13.0%
Days on Market Until Sale	46	54	+ 17.4%	38	44	+ 15.8%
Median Sales Price*	\$217,500	\$208,000	- 4.4%	\$258,000	\$258,000	0.0%
Average Sales Price*	\$330,744	\$313,354	- 5.3%	\$301,615	\$285,913	- 5.2%
Percent of List Price Received*	99.3%	99.4%	+ 0.1%	101.5%	100.0%	- 1.5%
Inventory of Homes for Sale	44	65	+ 47.7%	—	—	—
Months Supply of Inventory	2.8	4.5	+ 60.7%	—	—	—

* 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.