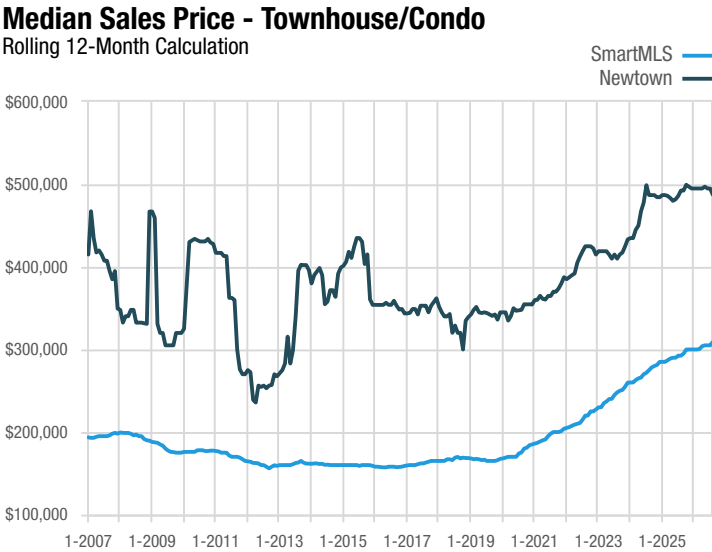
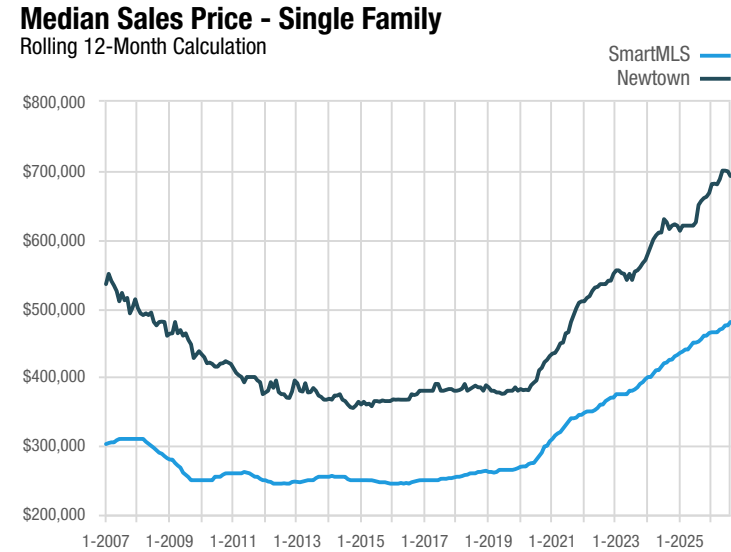


Newtown
Fairfield County

Single Family	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	44	42	- 4.5%	305	270	- 11.5%
Pending Sales	31	28	- 9.7%	205	191	- 6.8%
Closed Sales	34	25	- 26.5%	197	185	- 6.1%
Days on Market Until Sale	29	36	+ 24.1%	35	44	+ 25.7%
Median Sales Price*	\$745,000	\$679,000	- 8.9%	\$675,000	\$725,000	+ 7.4%
Average Sales Price*	\$779,809	\$700,540	- 10.2%	\$727,450	\$762,917	+ 4.9%
Percent of List Price Received*	100.8%	101.3%	+ 0.5%	101.4%	101.5%	+ 0.1%
Inventory of Homes for Sale	100	93	- 7.0%	—	—	—
Months Supply of Inventory	3.9	3.8	- 2.6%	—	—	—

Townhouse/Condo	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	3	0	- 100.0%	27	35	+ 29.6%
Pending Sales	3	3	0.0%	26	22	- 15.4%
Closed Sales	2	4	+ 100.0%	22	21	- 4.5%
Days on Market Until Sale	27	61	+ 125.9%	43	53	+ 23.3%
Median Sales Price*	\$497,500	\$435,000	- 12.6%	\$500,000	\$485,000	- 3.0%
Average Sales Price*	\$497,500	\$547,500	+ 10.1%	\$525,086	\$515,762	- 1.8%
Percent of List Price Received*	98.1%	95.8%	- 2.3%	100.8%	99.3%	- 1.5%
Inventory of Homes for Sale	5	10	+ 100.0%	—	—	—
Months Supply of Inventory	1.9	3.1	+ 63.2%	—	—	—

* 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.