

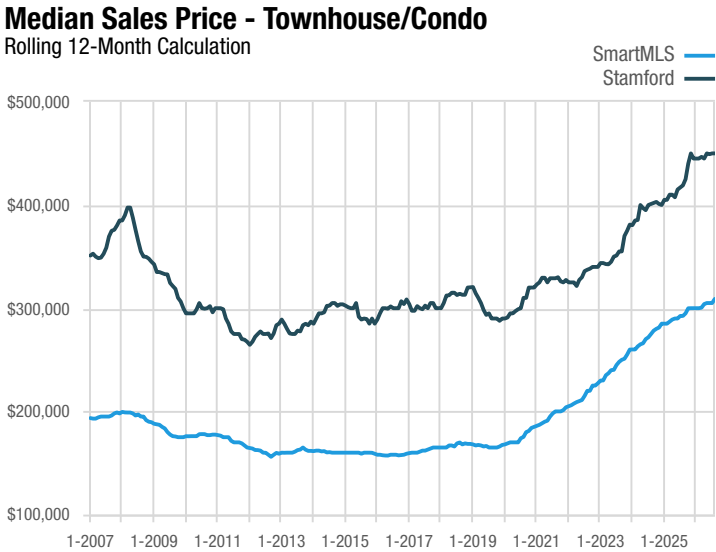
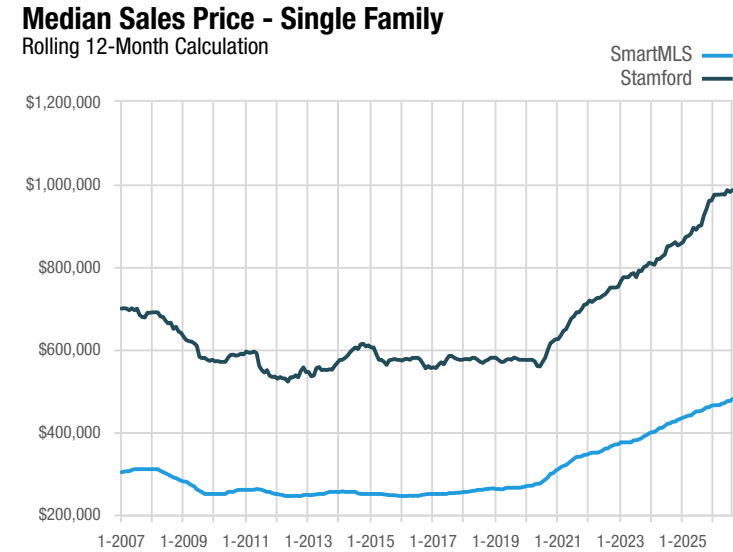
Stamford

Fairfield County

Single Family	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	46	59	+ 28.3%	552	517	- 6.3%
Pending Sales	55	41	- 25.5%	450	387	- 14.0%
Closed Sales	78	67	- 14.1%	435	381	- 12.4%
Days on Market Until Sale	21	30	+ 42.9%	25	31	+ 24.0%
Median Sales Price*	\$987,000	\$1,100,000	+ 11.4%	\$960,000	\$1,000,000	+ 4.2%
Average Sales Price*	\$1,251,244	\$1,208,847	- 3.4%	\$1,121,664	\$1,192,663	+ 6.3%
Percent of List Price Received*	104.3%	105.0%	+ 0.7%	105.9%	106.5%	+ 0.6%
Inventory of Homes for Sale	86	110	+ 27.9%	—	—	—
Months Supply of Inventory	1.6	2.3	+ 43.8%	—	—	—

Townhouse/Condo	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	54	54	0.0%	452	470	+ 4.0%
Pending Sales	43	53	+ 23.3%	371	364	- 1.9%
Closed Sales	44	56	+ 27.3%	355	362	+ 2.0%
Days on Market Until Sale	33	41	+ 24.2%	30	36	+ 20.0%
Median Sales Price*	\$447,500	\$450,000	+ 0.6%	\$435,000	\$450,000	+ 3.4%
Average Sales Price*	\$533,852	\$536,394	+ 0.5%	\$489,205	\$509,479	+ 4.1%
Percent of List Price Received*	102.6%	101.7%	- 0.9%	102.5%	101.9%	- 0.6%
Inventory of Homes for Sale	89	110	+ 23.6%	—	—	—
Months Supply of Inventory	2.0	2.4	+ 20.0%	—	—	—

* 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.