

Tolland County

Single Family	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	149	130	- 12.8%	1,022	1,016	- 0.6%
Pending Sales	103	110	+ 6.8%	799	808	+ 1.1%
Closed Sales	140	112	- 20.0%	784	772	- 1.5%
Days on Market Until Sale	16	22	+ 37.5%	20	22	+ 10.0%
Median Sales Price*	\$400,000	\$460,000	+ 15.0%	\$405,000	\$427,500	+ 5.6%
Average Sales Price*	\$433,366	\$504,151	+ 16.3%	\$441,459	\$468,518	+ 6.1%
Percent of List Price Received*	104.0%	104.7%	+ 0.7%	104.0%	104.5%	+ 0.5%
Inventory of Homes for Sale	230	213	- 7.4%	—	—	—
Months Supply of Inventory	2.3	2.1	- 8.7%	—	—	—

Townhouse/Condo	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	27	20	- 25.9%	157	171	+ 8.9%
Pending Sales	19	15	- 21.1%	127	127	0.0%
Closed Sales	17	16	- 5.9%	119	128	+ 7.6%
Days on Market Until Sale	17	17	0.0%	13	18	+ 38.5%
Median Sales Price*	\$275,000	\$255,750	- 7.0%	\$240,000	\$245,000	+ 2.1%
Average Sales Price*	\$294,529	\$289,155	- 1.8%	\$263,862	\$280,089	+ 6.1%
Percent of List Price Received*	100.5%	102.1%	+ 1.6%	103.6%	102.7%	- 0.9%
Inventory of Homes for Sale	30	44	+ 46.7%	—	—	—
Months Supply of Inventory	2.1	2.6	+ 23.8%	—	—	—

* 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.

