

Vernon

Tolland County

Single Family	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	27	20	- 25.9%	155	150	- 3.2%
Pending Sales	9	21	+ 133.3%	123	130	+ 5.7%
Closed Sales	12	13	+ 8.3%	123	115	- 6.5%
Days on Market Until Sale	16	45	+ 181.3%	18	20	+ 11.1%
Median Sales Price*	\$322,500	\$420,000	+ 30.2%	\$351,000	\$385,000	+ 9.7%
Average Sales Price*	\$339,375	\$450,034	+ 32.6%	\$367,259	\$384,336	+ 4.6%
Percent of List Price Received*	103.5%	109.1%	+ 5.4%	105.3%	106.7%	+ 1.3%
Inventory of Homes for Sale	35	25	- 28.6%	—	—	—
Months Supply of Inventory	2.2	1.5	- 31.8%	—	—	—

Townhouse/Condo	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	11	9	- 18.2%	61	68	+ 11.5%
Pending Sales	8	8	0.0%	48	52	+ 8.3%
Closed Sales	7	8	+ 14.3%	42	54	+ 28.6%
Days on Market Until Sale	8	15	+ 87.5%	12	14	+ 16.7%
Median Sales Price*	\$205,000	\$316,250	+ 54.3%	\$225,000	\$251,500	+ 11.8%
Average Sales Price*	\$227,429	\$315,813	+ 38.9%	\$244,812	\$271,419	+ 10.9%
Percent of List Price Received*	99.5%	103.0%	+ 3.5%	102.4%	103.7%	+ 1.3%
Inventory of Homes for Sale	9	14	+ 55.6%	—	—	—
Months Supply of Inventory	1.6	2.0	+ 25.0%	—	—	—

* 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.

