

Woodbridge

New Haven County

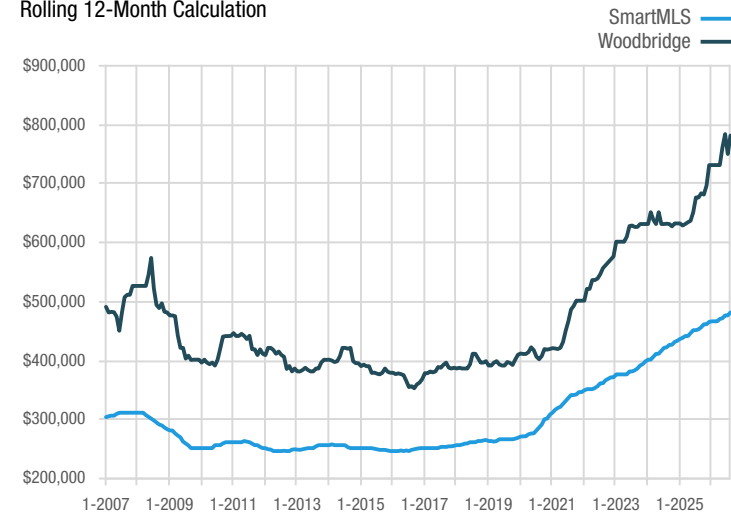
Single Family	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	10	11	+ 10.0%	95	107	+ 12.6%
Pending Sales	9	7	- 22.2%	70	73	+ 4.3%
Closed Sales	10	10	0.0%	66	71	+ 7.6%
Days on Market Until Sale	30	16	- 46.7%	33	27	- 18.2%
Median Sales Price*	\$676,500	\$829,500	+ 22.6%	\$734,500	\$780,000	+ 6.2%
Average Sales Price*	\$740,250	\$915,500	+ 23.7%	\$794,614	\$810,769	+ 2.0%
Percent of List Price Received*	97.7%	102.6%	+ 5.0%	100.4%	101.7%	+ 1.3%
Inventory of Homes for Sale	24	30	+ 25.0%	—	—	—
Months Supply of Inventory	2.8	3.9	+ 39.3%	—	—	—

Townhouse/Condo	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	1	1	0.0%	15	11	- 26.7%
Pending Sales	1	0	- 100.0%	7	11	+ 57.1%
Closed Sales	0	0	0.0%	7	14	+ 100.0%
Days on Market Until Sale	—	—	—	94	44	- 53.2%
Median Sales Price*	—	—	—	\$645,000	\$642,080	- 0.5%
Average Sales Price*	—	—	—	\$653,068	\$636,700	- 2.5%
Percent of List Price Received*	—	—	—	98.5%	99.1%	+ 0.6%
Inventory of Homes for Sale	8	1	- 87.5%	—	—	—
Months Supply of Inventory	4.6	0.3	- 93.5%	—	—	—

* 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.

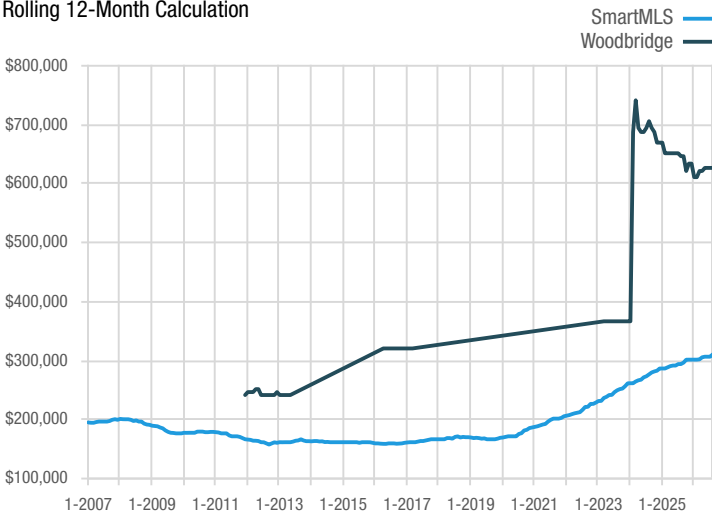
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo

Rolling 12-Month Calculation



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.