

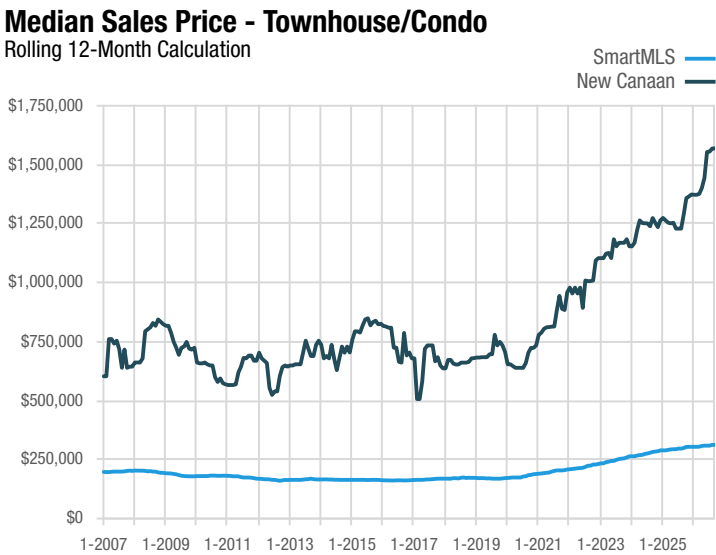
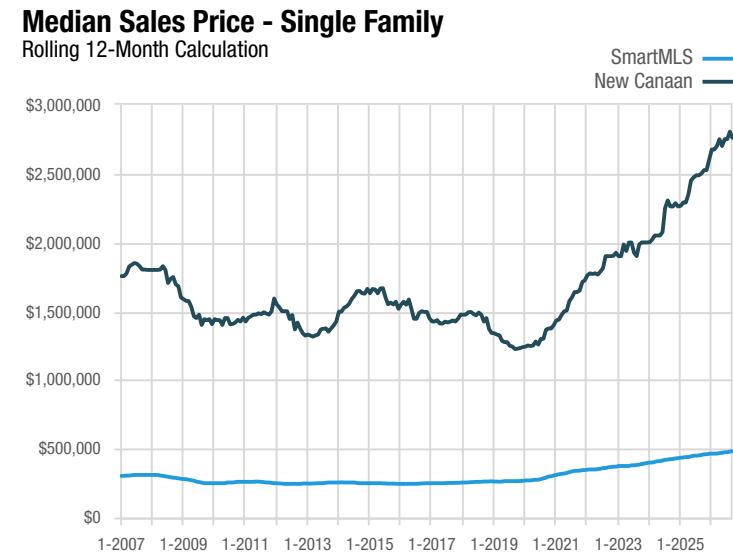
New Canaan

Fairfield County

Single Family	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	24	29	+ 20.8%	222	213	- 4.1%
Pending Sales	17	8	- 52.9%	166	162	- 2.4%
Closed Sales	12	14	+ 16.7%	163	167	+ 2.5%
Days on Market Until Sale	23	34	+ 47.8%	42	40	- 4.8%
Median Sales Price*	\$2,587,500	\$2,297,500	- 11.2%	\$2,550,000	\$2,785,000	+ 9.2%
Average Sales Price*	\$3,037,900	\$2,610,721	- 14.1%	\$2,956,315	\$3,160,180	+ 6.9%
Percent of List Price Received*	104.7%	102.6%	- 2.0%	104.0%	105.4%	+ 1.3%
Inventory of Homes for Sale	52	48	- 7.7%	—	—	—
Months Supply of Inventory	3.0	2.8	- 6.7%	—	—	—

Townhouse/Condo	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	7	10	+ 42.9%	57	88	+ 54.4%
Pending Sales	5	8	+ 60.0%	56	61	+ 8.9%
Closed Sales	11	9	- 18.2%	50	49	- 2.0%
Days on Market Until Sale	33	24	- 27.3%	46	23	- 50.0%
Median Sales Price*	\$1,499,000	\$1,375,000	- 8.3%	\$1,295,000	\$1,550,000	+ 19.7%
Average Sales Price*	\$1,886,727	\$1,420,389	- 24.7%	\$1,325,982	\$1,518,302	+ 14.5%
Percent of List Price Received*	104.2%	109.7%	+ 5.3%	102.7%	108.0%	+ 5.2%
Inventory of Homes for Sale	6	20	+ 233.3%	—	—	—
Months Supply of Inventory	1.0	3.4	+ 240.0%	—	—	—

* 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.