

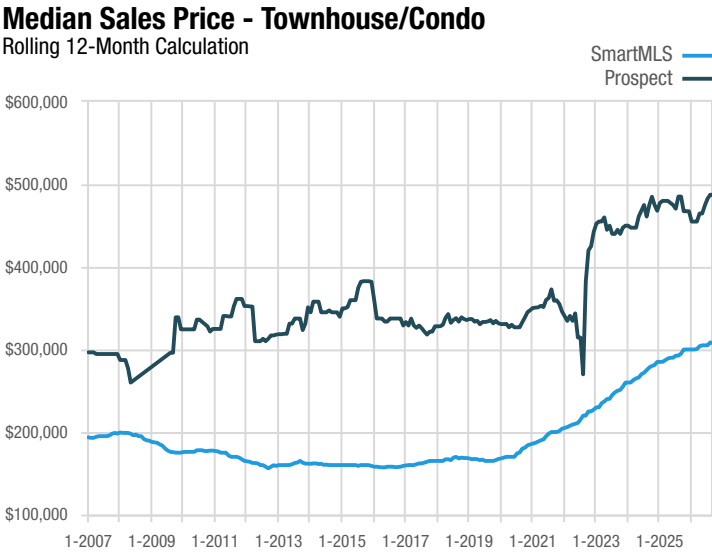
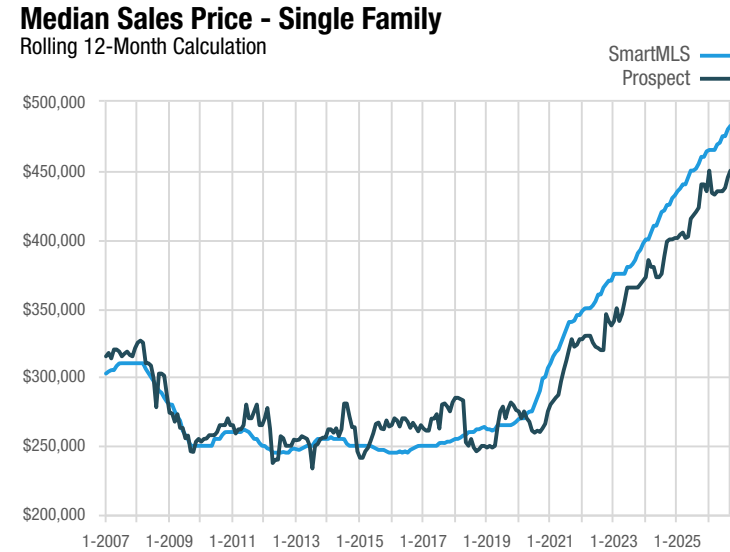
Prospect

New Haven County

Single Family	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	8	16	+ 100.0%	77	85	+ 10.4%
Pending Sales	8	8	0.0%	59	67	+ 13.6%
Closed Sales	12	13	+ 8.3%	62	62	0.0%
Days on Market Until Sale	8	29	+ 262.5%	20	36	+ 80.0%
Median Sales Price*	\$480,000	\$490,000	+ 2.1%	\$450,000	\$467,500	+ 3.9%
Average Sales Price*	\$491,167	\$527,308	+ 7.4%	\$460,364	\$487,658	+ 5.9%
Percent of List Price Received*	102.6%	102.4%	- 0.2%	102.1%	100.2%	- 1.9%
Inventory of Homes for Sale	17	22	+ 29.4%	—	—	—
Months Supply of Inventory	2.6	3.0	+ 15.4%	—	—	—

Townhouse/Condo	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	4	2	- 50.0%	9	14	+ 55.6%
Pending Sales	1	2	+ 100.0%	6	12	+ 100.0%
Closed Sales	1	1	0.0%	6	12	+ 100.0%
Days on Market Until Sale	5	16	+ 220.0%	35	16	- 54.3%
Median Sales Price*	\$550,000	\$589,000	+ 7.1%	\$485,250	\$507,450	+ 4.6%
Average Sales Price*	\$550,000	\$589,000	+ 7.1%	\$485,083	\$501,070	+ 3.3%
Percent of List Price Received*	104.8%	100.0%	- 4.6%	101.2%	100.2%	- 1.0%
Inventory of Homes for Sale	4	2	- 50.0%	—	—	—
Months Supply of Inventory	3.0	1.1	- 63.3%	—	—	—

* 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.