

Winchester

Litchfield County

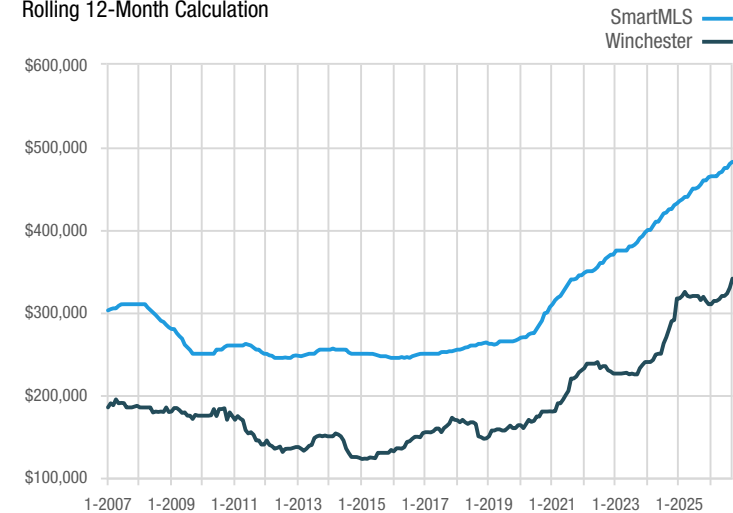
Single Family	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	12	14	+ 16.7%	112	96	- 14.3%
Pending Sales	12	6	- 50.0%	76	68	- 10.5%
Closed Sales	12	5	- 58.3%	72	66	- 8.3%
Days on Market Until Sale	34	29	- 14.7%	32	28	- 12.5%
Median Sales Price*	\$297,450	\$721,000	+ 142.4%	\$314,000	\$360,000	+ 14.6%
Average Sales Price*	\$365,408	\$850,200	+ 132.7%	\$385,596	\$502,542	+ 30.3%
Percent of List Price Received*	101.0%	101.9%	+ 0.9%	100.3%	100.4%	+ 0.1%
Inventory of Homes for Sale	32	32	0.0%	—	—	—
Months Supply of Inventory	3.7	4.2	+ 13.5%	—	—	—

Townhouse/Condo	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	2	2	0.0%	12	9	- 25.0%
Pending Sales	1	1	0.0%	11	8	- 27.3%
Closed Sales	0	1	—	13	9	- 30.8%
Days on Market Until Sale	—	1	—	13	23	+ 76.9%
Median Sales Price*	—	\$172,500	—	\$160,000	\$195,000	+ 21.9%
Average Sales Price*	—	\$172,500	—	\$167,877	\$202,500	+ 20.6%
Percent of List Price Received*	—	100.0%	—	99.8%	103.0%	+ 3.2%
Inventory of Homes for Sale	3	1	- 66.7%	—	—	—
Months Supply of Inventory	1.7	0.6	- 64.7%	—	—	—

* 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.

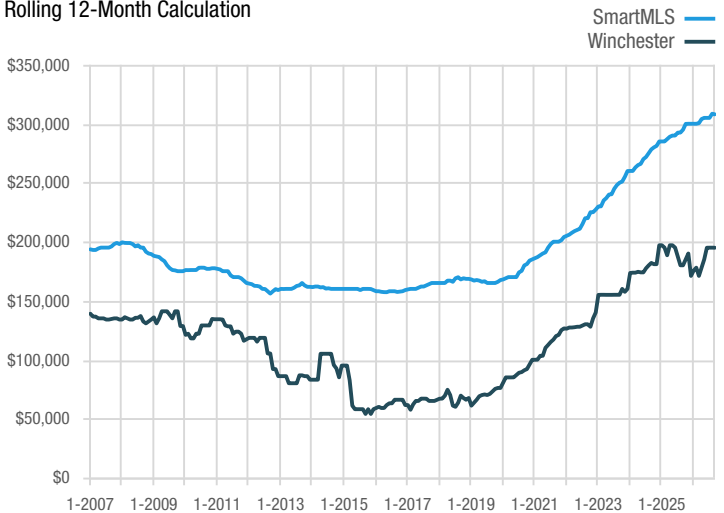
Median Sales Price - Single Family

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.