

Bethel

Fairfield County

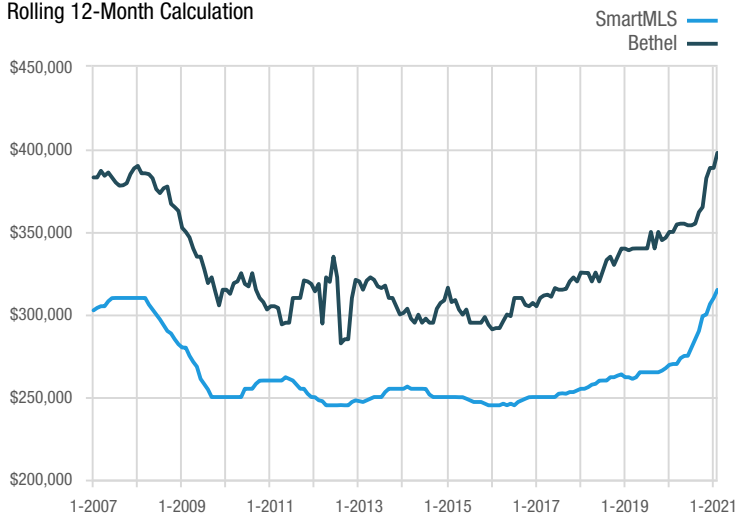
Single Family	February			Year to Date		
	2020	2021	% Change	Thru 2-2020	Thru 2-2021	% Change
Key Metrics						
New Listings	26	19	- 26.9%	46	31	- 32.6%
Pending Sales	22	10	- 54.5%	36	25	- 30.6%
Closed Sales	12	12	0.0%	27	23	- 14.8%
Days on Market Until Sale	78	98	+ 25.6%	74	74	0.0%
Median Sales Price*	\$302,450	\$430,000	+ 42.2%	\$365,000	\$510,000	+ 39.7%
Average Sales Price*	\$308,950	\$483,178	+ 56.4%	\$375,116	\$496,631	+ 32.4%
Percent of List Price Received*	99.2%	102.7%	+ 3.5%	99.4%	101.3%	+ 1.9%
Inventory of Homes for Sale	69	40	- 42.0%	—	—	—
Months Supply of Inventory	4.0	2.0	- 50.0%	—	—	—

Townhouse/Condo	February			Year to Date		
	2020	2021	% Change	Thru 2-2020	Thru 2-2021	% Change
Key Metrics						
New Listings	15	16	+ 6.7%	27	26	- 3.7%
Pending Sales	7	11	+ 57.1%	15	18	+ 20.0%
Closed Sales	0	2	—	8	4	- 50.0%
Days on Market Until Sale	—	43	—	63	64	+ 1.6%
Median Sales Price*	—	\$455,000	—	\$227,450	\$383,500	+ 68.6%
Average Sales Price*	—	\$455,000	—	\$273,372	\$383,375	+ 40.2%
Percent of List Price Received*	—	100.0%	—	102.2%	98.4%	- 3.7%
Inventory of Homes for Sale	45	24	- 46.7%	—	—	—
Months Supply of Inventory	5.2	2.3	- 55.8%	—	—	—

* 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.

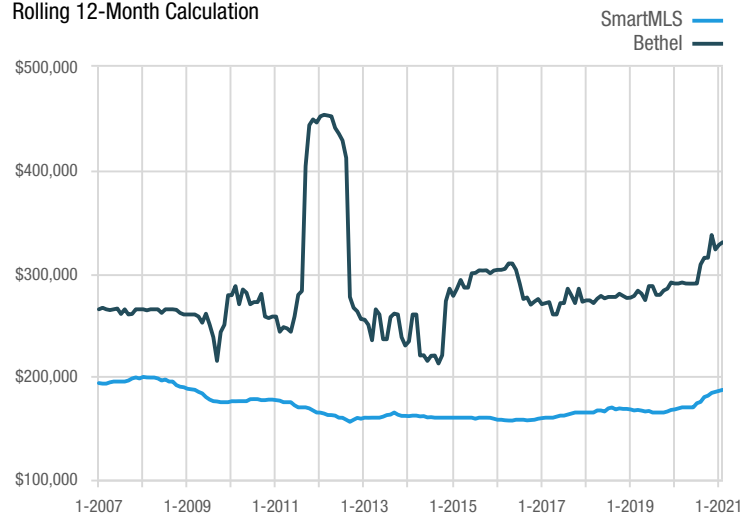
Median Sales Price - Single Family

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.