

New Haven

New Haven County

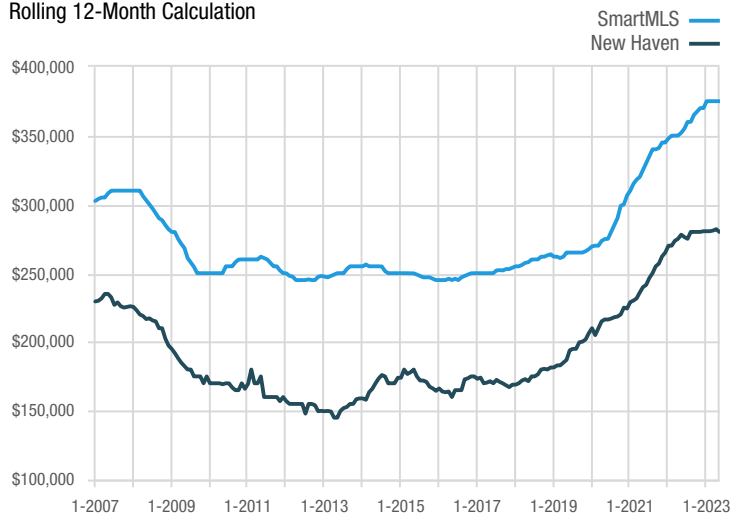
Single Family	August			Year to Date		
	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
New Listings	48	31	- 35.4%	284	277	- 2.5%
Pending Sales	40	23	- 42.5%	219	211	- 3.7%
Closed Sales	30	26	- 13.3%	209	196	- 6.2%
Days on Market Until Sale	27	22	- 18.5%	32	36	+ 12.5%
Median Sales Price*	\$320,000	\$313,500	- 2.0%	\$288,000	\$313,750	+ 8.9%
Average Sales Price*	\$368,330	\$399,823	+ 8.6%	\$349,127	\$380,917	+ 9.1%
Percent of List Price Received*	102.6%	103.1%	+ 0.5%	103.4%	102.1%	- 1.3%
Inventory of Homes for Sale	88	80	- 9.1%	—	—	—
Months Supply of Inventory	3.1	3.2	+ 3.2%	—	—	—

Townhouse/Condo	August			Year to Date		
	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
New Listings	27	16	- 40.7%	222	165	- 25.7%
Pending Sales	18	18	0.0%	190	147	- 22.6%
Closed Sales	28	22	- 21.4%	196	142	- 27.6%
Days on Market Until Sale	35	22	- 37.1%	47	29	- 38.3%
Median Sales Price*	\$195,000	\$221,500	+ 13.6%	\$190,000	\$222,450	+ 17.1%
Average Sales Price*	\$220,571	\$236,332	+ 7.1%	\$215,996	\$244,258	+ 13.1%
Percent of List Price Received*	101.1%	103.2%	+ 2.1%	101.1%	101.9%	+ 0.8%
Inventory of Homes for Sale	51	39	- 23.5%	—	—	—
Months Supply of Inventory	2.2	2.3	+ 4.5%	—	—	—

* 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.

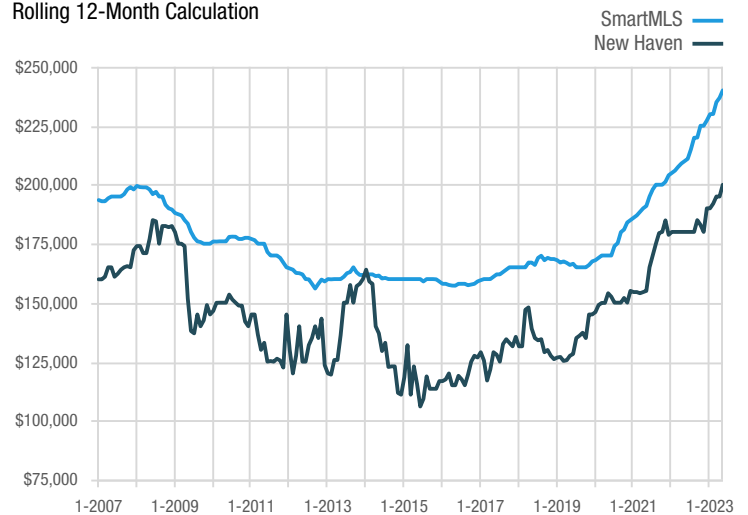
Median Sales Price - Single Family

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.