

Southbury

New Haven County

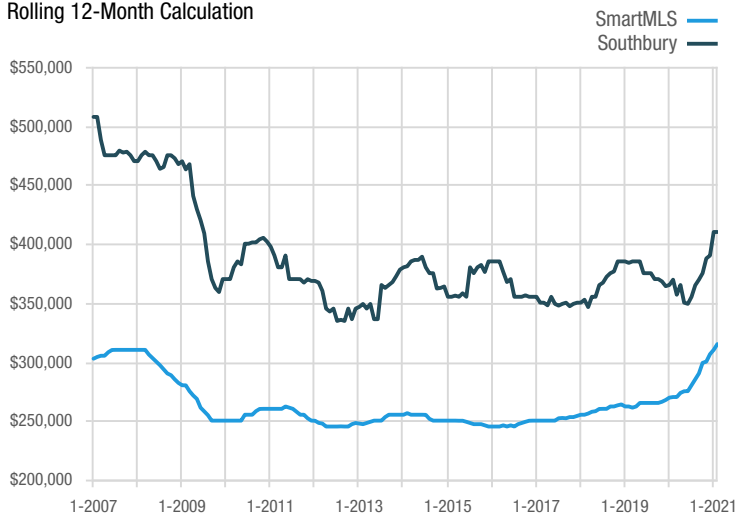
Single Family	February			Year to Date		
	2020	2021	% Change	Thru 2-2020	Thru 2-2021	% Change
Key Metrics						
New Listings	24	19	- 20.8%	45	34	- 24.4%
Pending Sales	6	16	+ 166.7%	17	30	+ 76.5%
Closed Sales	10	10	0.0%	20	27	+ 35.0%
Days on Market Until Sale	75	48	- 36.0%	73	54	- 26.0%
Median Sales Price*	\$344,000	\$343,000	- 0.3%	\$349,500	\$430,000	+ 23.0%
Average Sales Price*	\$428,350	\$392,770	- 8.3%	\$374,825	\$430,311	+ 14.8%
Percent of List Price Received*	97.2%	100.3%	+ 3.2%	95.2%	100.6%	+ 5.7%
Inventory of Homes for Sale	106	42	- 60.4%	—	—	—
Months Supply of Inventory	6.3	1.7	- 73.0%	—	—	—

Townhouse/Condo	February			Year to Date		
	2020	2021	% Change	Thru 2-2020	Thru 2-2021	% Change
Key Metrics						
New Listings	42	19	- 54.8%	74	35	- 52.7%
Pending Sales	18	14	- 22.2%	31	24	- 22.6%
Closed Sales	17	10	- 41.2%	36	28	- 22.2%
Days on Market Until Sale	80	48	- 40.0%	87	37	- 57.5%
Median Sales Price*	\$132,500	\$218,500	+ 64.9%	\$146,000	\$193,250	+ 32.4%
Average Sales Price*	\$141,353	\$221,740	+ 56.9%	\$159,619	\$220,507	+ 38.1%
Percent of List Price Received*	93.4%	96.7%	+ 3.5%	93.8%	97.1%	+ 3.5%
Inventory of Homes for Sale	109	27	- 75.2%	—	—	—
Months Supply of Inventory	5.1	1.1	- 78.4%	—	—	—

* 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.

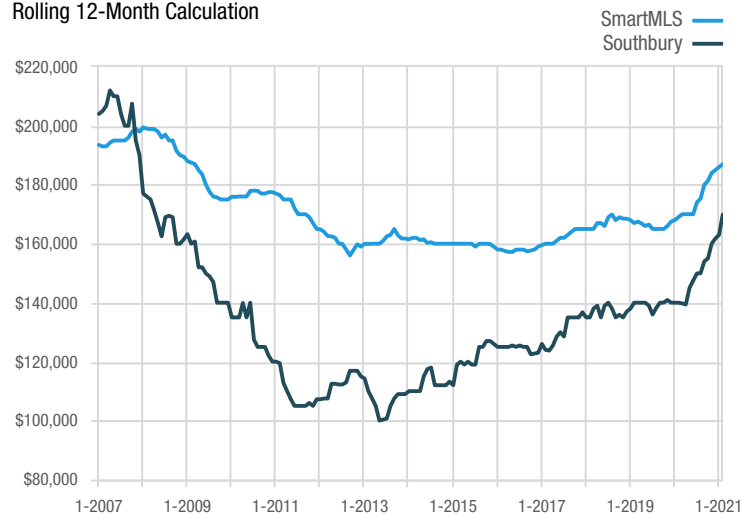
Median Sales Price - Single Family

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.