New Haven County Rental Report – September 2026

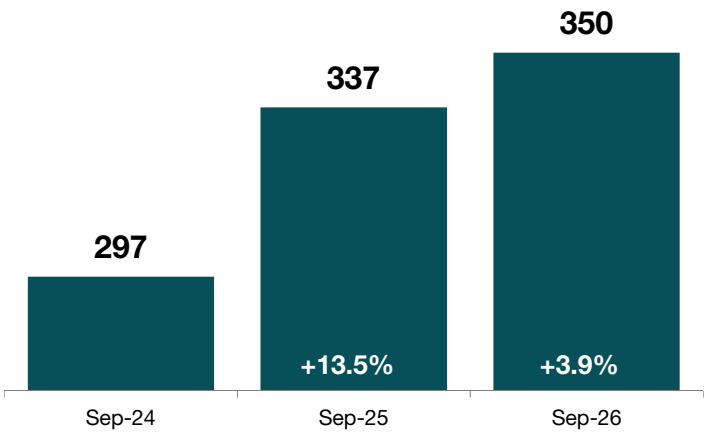
A research tool provided by SmartMLS

FOR MORE INFORMATION CONTACT A REALTOR®

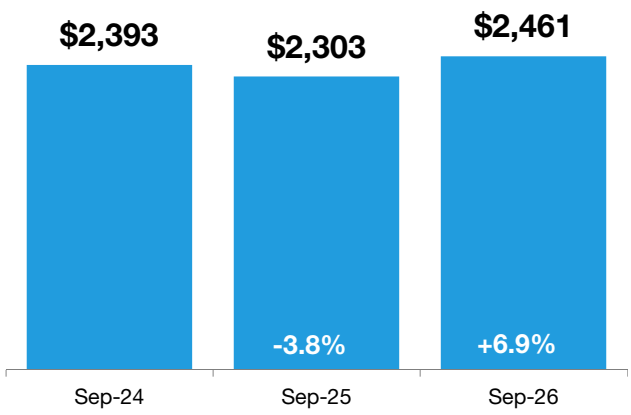
Activity for New Haven County

	September			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
Number of Active Rentals	1,050	**1,204**	+14.7%	--	**--**	--
Number of Properties Leased	337	**350**	+3.9%	2,706	**2,798**	+3.4%
Average Monthly Lease Price	$2,303	**$2,461**	+6.9%	$2,269	**$2,338**	+3.0%

Number of Properties Leased

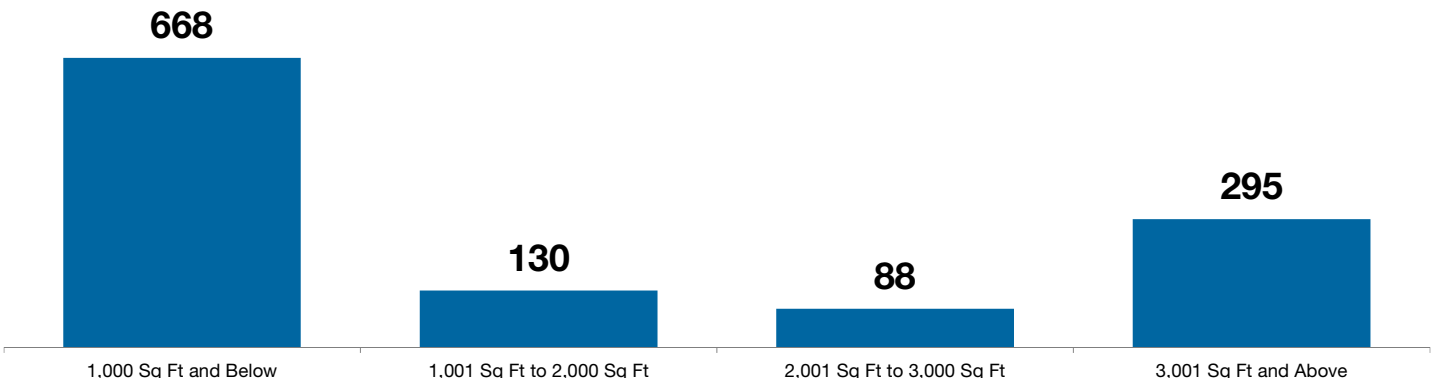


Average Monthly Lease Price



Number of Active Rentals by Total Finished Square Footage

The sum of these segments is not equal to Number of Active Rentals.



This report provides a sample/representation of the rental activity that occurred during the time period shown. It is based on limited historical records, and not all information for each rental is complete. Report provided by SmartMLS. SmartMLS does not guarantee nor is it responsible for the accuracy of the data provided in this report. Data maintained by SmartMLS may not reflect all real estate activity in these areas.

Current as of October 8, 2026. All data from SmartMLS. Report © 2026 ShowingTime Plus, LLC.

New Haven County Rental Report – September 2026

A research tool provided by SmartMLS.

FOR MORE INFORMATION CONTACT A REALTOR®

Activity by Area

	Active Rentals For the Current Time Period			Properties Leased For the 12 Months Ending…			Avg Monthly Lease Price For the 12 Months Ending…		
	Sep-25	Sep-26	Percent Change	Sep-25	Sep-26	Percent Change	Sep-25	Sep-26	Percent Change
New Haven County	1,050	1,204	+14.7%	3,357	3,560	+6.0%	$2,248	$2,304	+2.5%
Ansonia	26	29	+11.5%	126	95	-24.6%	$1,916	$1,960	+2.3%
Beacon Falls	5	7	+40.0%	8	14	+75.0%	$2,663	$2,082	-21.8%
Bethany	10	3	-70.0%	4	5	+25.0%	$1,343	$2,879	+114.4%
Branford	51	51	0.0%	199	202	+1.5%	$2,369	$2,808	+18.5%
Cheshire	21	10	-52.4%	121	92	-24.0%	$2,279	$2,409	+5.7%
Derby	17	20	+17.6%	66	76	+15.2%	$1,960	$1,973	+0.7%
East Haven	20	28	+40.0%	80	80	0.0%	$2,154	$2,195	+1.9%
Guilford	31	24	-22.6%	87	106	+21.8%	$2,846	$3,845	+35.1%
Hamden	71	97	+36.6%	185	220	+18.9%	$2,201	$2,344	+6.5%
Madison	36	28	-22.2%	109	114	+4.6%	$5,373	$4,439	-17.4%
Meriden	46	40	-13.0%	137	181	+32.1%	$1,829	$1,814	-0.8%
Middlebury	4	1	-75.0%	17	16	-5.9%	$2,419	$2,806	+16.0%
Milford	83	70	-15.7%	300	302	+0.7%	$2,648	$2,813	+6.2%
Naugatuck	35	40	+14.3%	128	128	0.0%	$1,910	$1,925	+0.8%
New Haven	269	328	+21.9%	695	807	+16.1%	$2,228	$2,193	-1.6%
North Branford	3	8	+166.7%	24	15	-37.5%	$2,106	$2,093	-0.6%
North Haven	32	37	+15.6%	43	41	-4.7%	$2,516	$2,473	-1.7%
Orange	14	20	+42.9%	25	27	+8.0%	$3,196	$3,302	+3.3%
Oxford	5	10	+100.0%	10	7	-30.0%	$2,300	$3,331	+44.8%
Prospect	3	9	+200.0%	16	14	-12.5%	$2,072	$2,018	-2.6%
Seymour	14	14	0.0%	54	49	-9.3%	$1,975	$1,960	-0.8%
Southbury	16	15	-6.3%	53	69	+30.2%	$2,566	$2,544	-0.9%
Wallingford	28	28	0.0%	116	139	+19.8%	$1,870	$1,933	+3.4%
Waterbury	134	202	+50.7%	523	524	+0.2%	$1,596	$1,627	+1.9%
West Haven	56	66	+17.9%	193	196	+1.6%	$2,196	$2,190	-0.3%
Wolcott	12	12	0.0%	18	20	+11.1%	$2,014	$1,839	-8.7%
Woodbridge	8	7	-12.5%	20	21	+5.0%	$3,124	$2,916	-6.7%

This report provides a sample/representation of the rental activity that occurred during the time period shown. It is based on limited historical records, and not all information for each rental is complete. Report provided by SmartMLS. SmartMLS does not guarantee nor is it responsible for the accuracy of the data provided in this report. Data maintained by SmartMLS may not reflect all real estate activity in these areas.

Current as of October 8, 2026.All data from SmartMLS. Report © 2026 ShowingTime Plus, LLC.