

# New Haven County Rental Report – May 2026

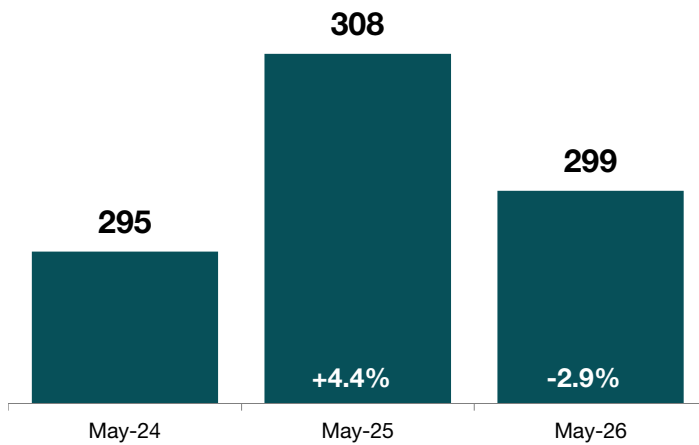
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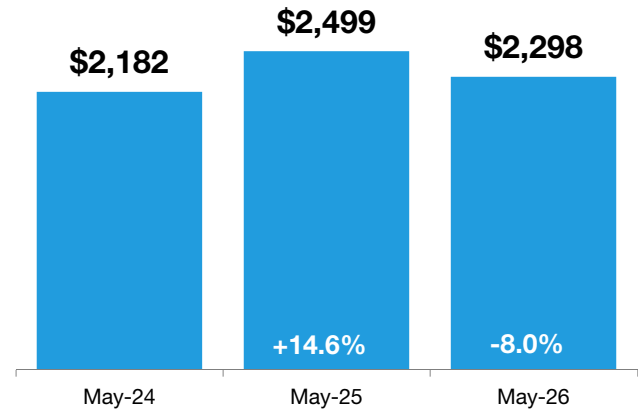
## Activity for New Haven County

	May			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
<b>Number of Active Rentals</b>	1,027	<b>1,090</b>	+6.1%	--	--	--
<b>Number of Properties Leased</b>	308	<b>299</b>	-2.9%	1,363	<b>1,352</b>	-0.8%
<b>Average Monthly Lease Price</b>	\$2,499	<b>\$2,298</b>	-8.0%	\$2,187	<b>\$2,211</b>	+1.1%

### Number of Properties Leased

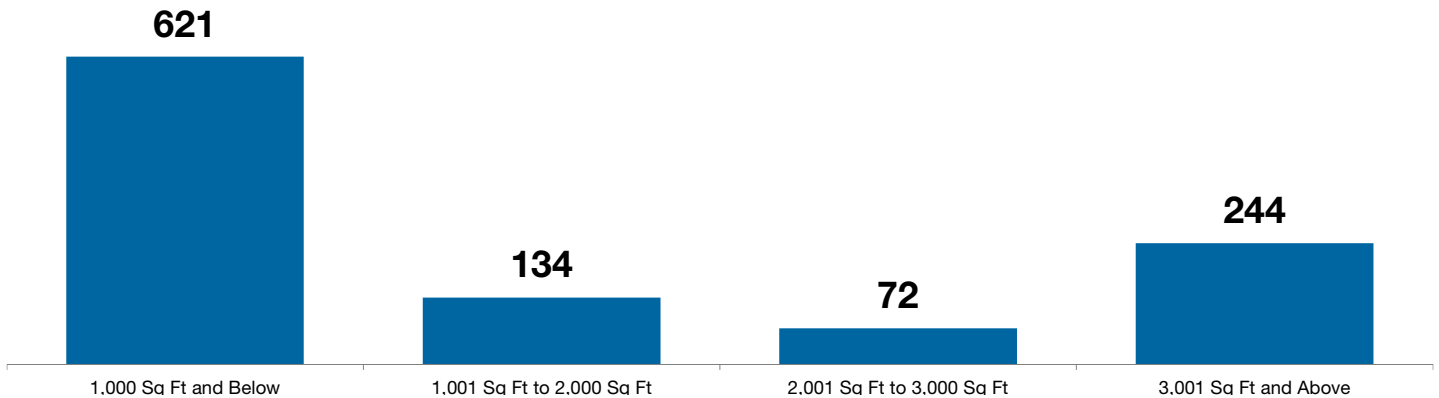


### Average Monthly Lease Price



### 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.

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## Activity by Area

	Active Rentals			Properties Leased			Avg Monthly Lease Price		
	For the Current Time Period			For the 12 Months Ending...			For the 12 Months Ending...		
	May-25	May-26	Percent Change	May-25	May-26	Percent Change	May-25	May-26	Percent Change
New Haven County	1,027	1,090	+6.1%	3,272	3,457	+5.7%	\$2,275	\$2,259	-0.7%
Ansonia	33	27	-18.2%	116	100	-13.8%	\$1,871	\$1,962	+4.9%
Beacon Falls	3	3	0.0%	6	15	+150.0%	\$2,217	\$2,150	-3.0%
Bethany	2	3	+50.0%	4	6	+50.0%	\$1,625	\$2,544	+56.6%
Branford	46	38	-17.4%	211	189	-10.4%	\$2,354	\$2,584	+9.8%
Cheshire	18	15	-16.7%	158	111	-29.7%	\$2,247	\$2,291	+2.0%
Derby	14	17	+21.4%	60	76	+26.7%	\$1,819	\$1,990	+9.4%
East Haven	18	18	0.0%	77	75	-2.6%	\$2,118	\$2,130	+0.6%
Guilford	35	29	-17.1%	96	81	-15.6%	\$3,649	\$3,367	-7.7%
Hamden	79	93	+17.7%	180	203	+12.8%	\$2,216	\$2,385	+7.6%
Madison	48	43	-10.4%	114	111	-2.6%	\$5,476	\$4,680	-14.5%
Meriden	30	59	+96.7%	132	152	+15.2%	\$1,685	\$1,833	+8.8%
Middlebury	3	2	-33.3%	8	21	+162.5%	\$2,603	\$2,674	+2.7%
Milford	52	59	+13.5%	307	311	+1.3%	\$2,623	\$2,746	+4.7%
Naugatuck	19	38	+100.0%	122	123	+0.8%	\$1,887	\$1,884	-0.2%
New Haven	305	311	+2.0%	683	765	+12.0%	\$2,224	\$2,164	-2.7%
North Branford	6	2	-66.7%	22	17	-22.7%	\$2,149	\$2,106	-2.0%
North Haven	32	21	-34.4%	37	37	0.0%	\$2,401	\$2,703	+12.6%
Orange	13	21	+61.5%	23	22	-4.3%	\$3,029	\$3,558	+17.5%
Oxford	4	5	+25.0%	8	7	-12.5%	\$2,794	\$2,671	-4.4%
Prospect	6	5	-16.7%	16	15	-6.3%	\$2,013	\$1,912	-5.0%
Seymour	16	13	-18.8%	42	56	+33.3%	\$1,992	\$1,864	-6.4%
Southbury	10	11	+10.0%	47	67	+42.6%	\$2,487	\$2,535	+1.9%
Wallingford	26	21	-19.2%	118	127	+7.6%	\$1,949	\$1,901	-2.5%
Waterbury	135	170	+25.9%	463	534	+15.3%	\$1,561	\$1,634	+4.7%
West Haven	52	44	-15.4%	179	205	+14.5%	\$2,195	\$2,156	-1.8%
Wolcott	7	8	+14.3%	20	20	0.0%	\$2,079	\$1,892	-9.0%
Woodbridge	15	14	-6.7%	23	11	-52.2%	\$2,965	\$3,002	+1.2%

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