

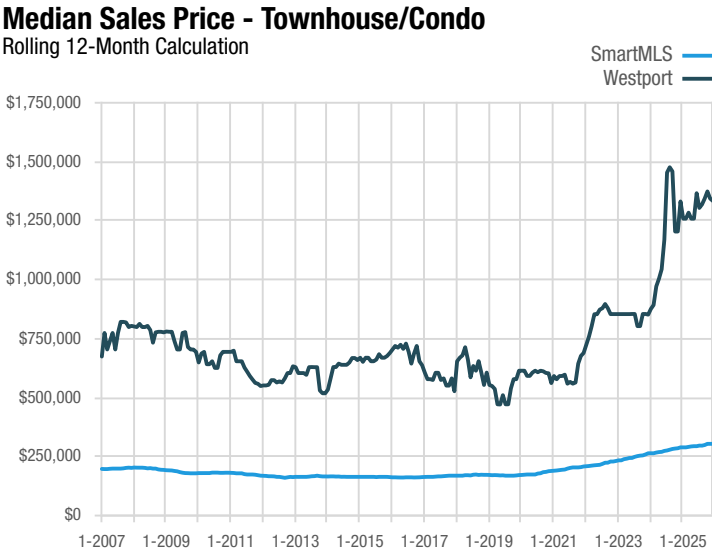
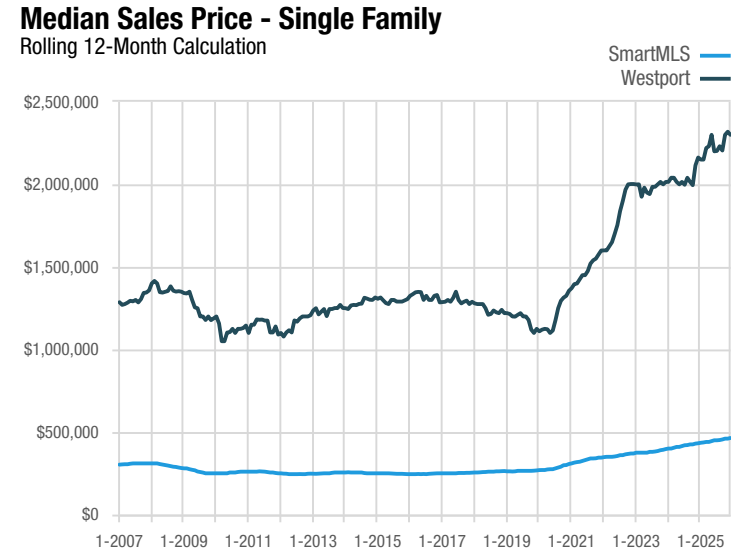
Westport

Fairfield County

Single Family	December			Year to Date		
Key Metrics	2024	2025	% Change	Thru 12-2024	Thru 12-2025	% Change
New Listings	13	10	- 23.1%	435	449	+ 3.2%
Pending Sales	21	16	- 23.8%	310	306	- 1.3%
Closed Sales	30	17	- 43.3%	308	299	- 2.9%
Days on Market Until Sale	40	56	+ 40.0%	39	41	+ 5.1%
Median Sales Price*	\$2,437,500	\$1,810,000	- 25.7%	\$2,162,500	\$2,300,000	+ 6.4%
Average Sales Price*	\$2,843,200	\$2,306,235	- 18.9%	\$2,483,276	\$2,746,382	+ 10.6%
Percent of List Price Received*	100.2%	100.9%	+ 0.7%	102.0%	102.2%	+ 0.2%
Inventory of Homes for Sale	40	40	0.0%	—	—	—
Months Supply of Inventory	1.5	1.6	+ 6.7%	—	—	—

Townhouse/Condo	December			Year to Date		
Key Metrics	2024	2025	% Change	Thru 12-2024	Thru 12-2025	% Change
New Listings	2	2	0.0%	54	55	+ 1.9%
Pending Sales	7	3	- 57.1%	51	48	- 5.9%
Closed Sales	6	1	- 83.3%	52	47	- 9.6%
Days on Market Until Sale	68	6	- 91.2%	90	73	- 18.9%
Median Sales Price*	\$1,425,000	\$951,000	- 33.3%	\$1,327,500	\$1,330,000	+ 0.2%
Average Sales Price*	\$1,629,000	\$951,000	- 41.6%	\$1,524,365	\$1,382,617	- 9.3%
Percent of List Price Received*	104.0%	102.8%	- 1.2%	102.2%	101.1%	- 1.1%
Inventory of Homes for Sale	11	8	- 27.3%	—	—	—
Months Supply of Inventory	2.4	2.0	- 16.7%	—	—	—

* 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.



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.