

Local Market Update – December 2025

A Research Tool Provided by SmartMLS

SMART MLS

Bristol

Hartford County

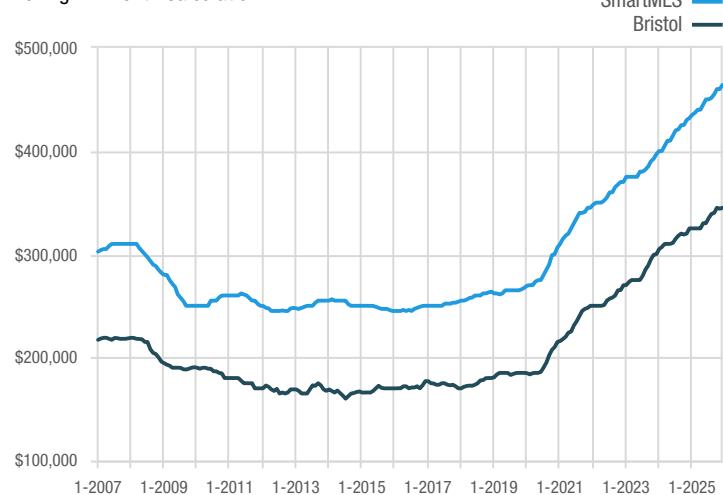
Single Family		December			Year to Date		
Key Metrics		2024	2025	% Change	Thru 12-2024	Thru 12-2025	% Change
New Listings		31	24	- 22.6%	566	596	+ 5.3%
Pending Sales		32	39	+ 21.9%	473	518	+ 9.5%
Closed Sales		39	47	+ 20.5%	486	516	+ 6.2%
Days on Market Until Sale		14	18	+ 28.6%	25	20	- 20.0%
Median Sales Price*		\$330,000	\$355,000	+ 7.6%	\$325,000	\$345,000	+ 6.2%
Average Sales Price*		\$344,810	\$365,328	+ 6.0%	\$350,195	\$363,045	+ 3.7%
Percent of List Price Received*		104.3%	102.6%	- 1.6%	103.5%	103.2%	- 0.3%
Inventory of Homes for Sale		66	62	- 6.1%	—	—	—
Months Supply of Inventory		1.7	1.4	- 17.6%	—	—	—

Townhouse/Condo		December			Year to Date		
Key Metrics		2024	2025	% Change	Thru 12-2024	Thru 12-2025	% Change
New Listings		15	9	- 40.0%	167	162	- 3.0%
Pending Sales		13	9	- 30.8%	156	143	- 8.3%
Closed Sales		9	19	+ 111.1%	150	148	- 1.3%
Days on Market Until Sale		16	23	+ 43.8%	17	17	0.0%
Median Sales Price*		\$216,700	\$212,000	- 2.2%	\$210,000	\$221,500	+ 5.5%
Average Sales Price*		\$236,067	\$216,942	- 8.1%	\$227,900	\$239,129	+ 4.9%
Percent of List Price Received*		102.9%	100.3%	- 2.5%	104.4%	102.9%	- 1.4%
Inventory of Homes for Sale		20	21	+ 5.0%	—	—	—
Months Supply of Inventory		1.5	1.8	+ 20.0%	—	—	—

* 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.

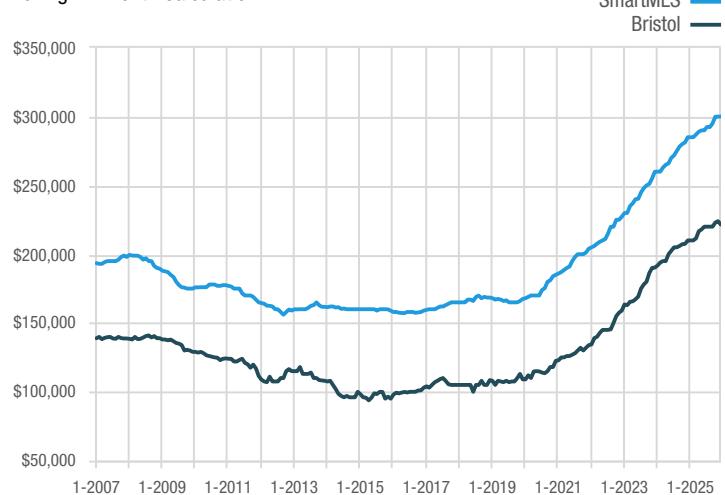
Median Sales Price - Single Family

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.