

## Danbury

Fairfield County

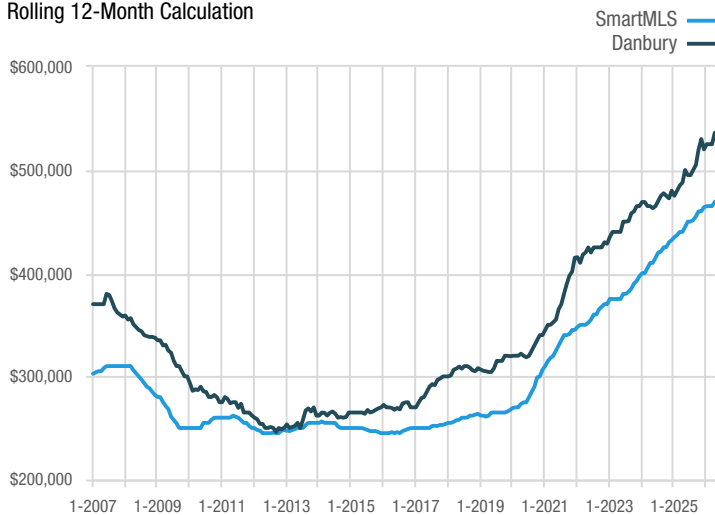
Single Family	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
New Listings	46	42	- 8.7%	188	179	- 4.8%
Pending Sales	32	34	+ 6.3%	120	105	- 12.5%
Closed Sales	23	19	- 17.4%	108	92	- 14.8%
Days on Market Until Sale	33	26	- 21.2%	30	35	+ 16.7%
Median Sales Price*	\$550,000	<b>\$576,000</b>	+ 4.7%	\$502,500	<b>\$547,500</b>	+ 9.0%
Average Sales Price*	\$532,739	<b>\$579,421</b>	+ 8.8%	\$543,957	<b>\$588,166</b>	+ 8.1%
Percent of List Price Received*	102.7%	<b>104.3%</b>	+ 1.6%	102.0%	<b>101.6%</b>	- 0.4%
Inventory of Homes for Sale	96	92	- 4.2%	—	—	—
Months Supply of Inventory	3.3	3.1	- 6.1%	—	—	—

Townhouse/Condo	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
New Listings	43	41	- 4.7%	177	187	+ 5.6%
Pending Sales	33	31	- 6.1%	134	128	- 4.5%
Closed Sales	28	39	+ 39.3%	126	113	- 10.3%
Days on Market Until Sale	23	38	+ 65.2%	25	37	+ 48.0%
Median Sales Price*	\$344,850	<b>\$425,000</b>	+ 23.2%	\$320,000	<b>\$385,000</b>	+ 20.3%
Average Sales Price*	\$377,146	<b>\$432,362</b>	+ 14.6%	\$348,042	<b>\$407,612</b>	+ 17.1%
Percent of List Price Received*	100.1%	<b>100.0%</b>	- 0.1%	100.1%	<b>99.3%</b>	- 0.8%
Inventory of Homes for Sale	69	73	+ 5.8%	—	—	—
Months Supply of Inventory	2.4	2.5	+ 4.2%	—	—	—

\* 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.

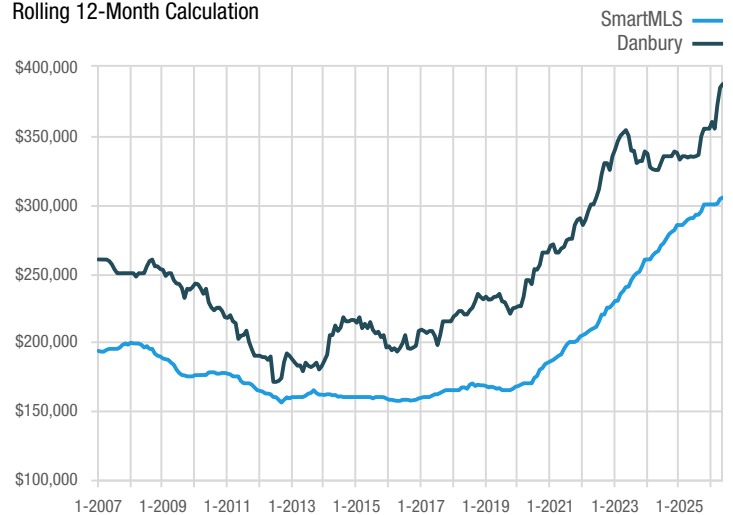
### Median Sales Price - Single Family

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.