

## New Haven

### New Haven County

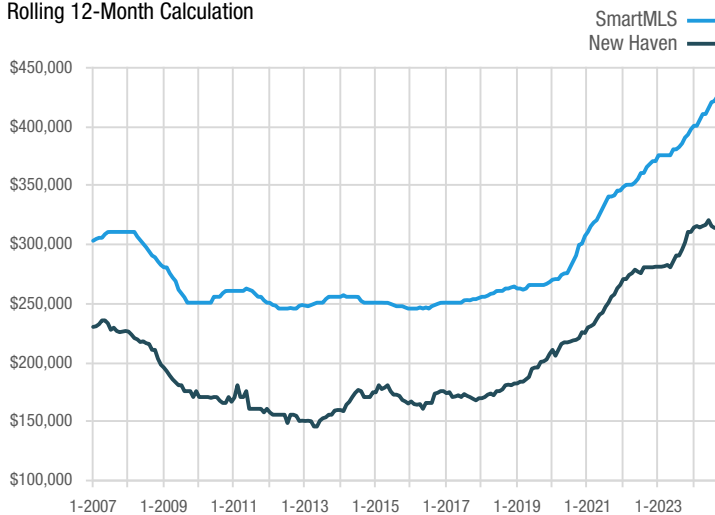
Single Family	September			Year to Date		
	2023	2024	% Change	Thru 9-2023	Thru 9-2024	% Change
<b>Key Metrics</b>						
New Listings	31	22	- 29.0%	304	283	- 6.9%
Pending Sales	20	19	- 5.0%	225	199	- 11.6%
Closed Sales	25	9	- 64.0%	221	187	- 15.4%
Days on Market Until Sale	34	33	- 2.9%	34	30	- 11.8%
Median Sales Price*	\$310,000	<b>\$260,000</b>	- 16.1%	\$312,500	<b>\$320,000</b>	+ 2.4%
Average Sales Price*	\$300,523	<b>\$433,111</b>	+ 44.1%	\$370,069	<b>\$407,758</b>	+ 10.2%
Percent of List Price Received*	105.9%	<b>103.2%</b>	- 2.5%	102.8%	<b>103.1%</b>	+ 0.3%
Inventory of Homes for Sale	92	73	- 20.7%	—	—	—
Months Supply of Inventory	3.8	3.3	- 13.2%	—	—	—

Townhouse/Condo	September			Year to Date		
	2023	2024	% Change	Thru 9-2023	Thru 9-2024	% Change
<b>Key Metrics</b>						
New Listings	15	22	+ 46.7%	179	191	+ 6.7%
Pending Sales	15	13	- 13.3%	158	153	- 3.2%
Closed Sales	14	12	- 14.3%	156	141	- 9.6%
Days on Market Until Sale	17	19	+ 11.8%	29	23	- 20.7%
Median Sales Price*	\$222,500	<b>\$221,250</b>	- 0.6%	\$222,500	<b>\$250,000</b>	+ 12.4%
Average Sales Price*	\$245,529	<b>\$211,542</b>	- 13.8%	\$244,372	<b>\$281,056</b>	+ 15.0%
Percent of List Price Received*	103.2%	<b>105.4%</b>	+ 2.1%	102.0%	<b>103.7%</b>	+ 1.7%
Inventory of Homes for Sale	37	37	0.0%	—	—	—
Months Supply of Inventory	2.2	2.3	+ 4.5%	—	—	—

\* 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.

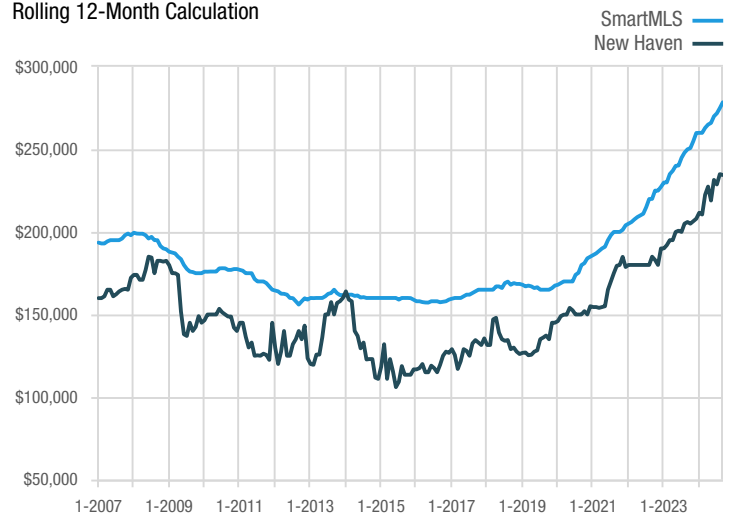
### Median Sales Price - Single Family

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.