Local Market Update – October 2026

A Research Tool Provided by SmartMLS

Weston

Fairfield County

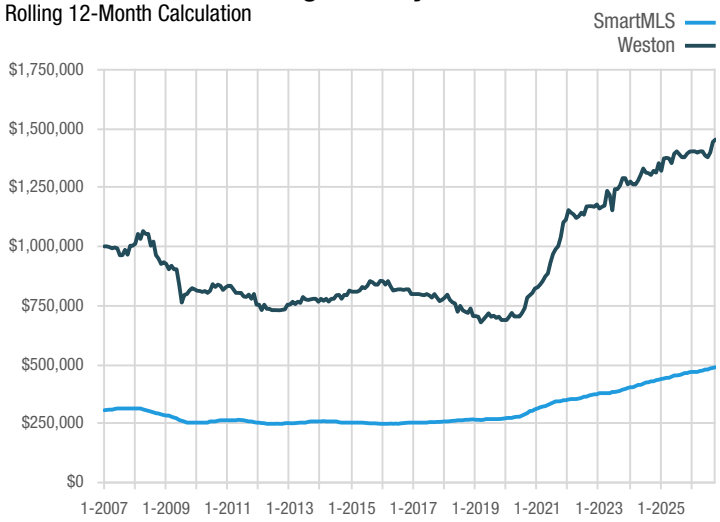
Single Family	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	15	**7**	- 53.3%	178	**160**	- 10.1%
Pending Sales	14	**8**	- 42.9%	118	**111**	- 5.9%
Closed Sales	11	**10**	- 9.1%	117	**104**	- 11.1%
Days on Market Until Sale	36	**43**	+ 19.4%	31	**40**	+ 29.0%
Median Sales Price*	$1,300,000	**$1,650,000**	+ 26.9%	$1,400,000	**$1,450,000**	+ 3.6%
Average Sales Price*	$1,714,455	**$1,428,690**	- 16.7%	$1,554,270	**$1,567,832**	+ 0.9%
Percent of List Price Received*	101.0%	**101.8%**	+ 0.8%	103.1%	**104.1%**	+ 1.0%
Inventory of Homes for Sale	36	**36**	0.0%	—	—	—
Months Supply of Inventory	3.0	**3.4**	+ 13.3%	—	—	—

Townhouse/Condo	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	0	**0**	0.0%	0	**0**	0.0%
Pending Sales	0	**0**	0.0%	0	**0**	0.0%
Closed Sales	0	**0**	0.0%	0	**0**	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	**0**	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* 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.

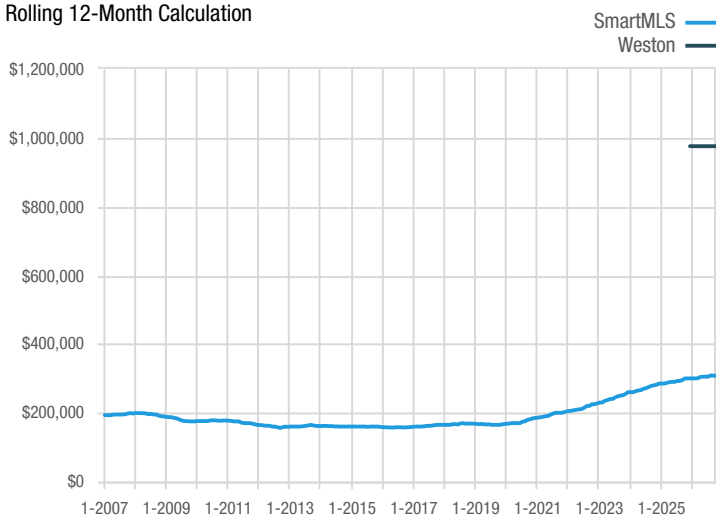
Median Sales Price - Single Family

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.

Current as of November 8, 2026. All data from SmartMLS. Report © 2026 ShowingTime Plus, LLC.