

## Fairfield County

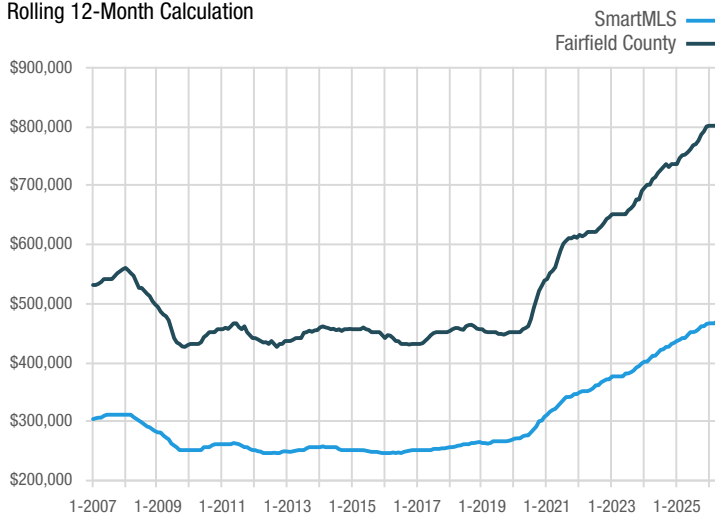
Single Family	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
<b>Key Metrics</b>						
New Listings	934	<b>977</b>	+ 4.6%	2,662	<b>2,489</b>	- 6.5%
Pending Sales	531	<b>545</b>	+ 2.6%	1,740	<b>1,632</b>	- 6.2%
Closed Sales	453	<b>422</b>	- 6.8%	1,491	<b>1,363</b>	- 8.6%
Days on Market Until Sale	30	<b>44</b>	+ 46.7%	38	<b>46</b>	+ 21.1%
Median Sales Price*	\$800,000	<b>\$825,250</b>	+ 3.2%	\$750,000	<b>\$795,000</b>	+ 6.0%
Average Sales Price*	\$1,223,827	<b>\$1,359,279</b>	+ 11.1%	\$1,162,325	<b>\$1,265,952</b>	+ 8.9%
Percent of List Price Received*	104.9%	<b>103.9%</b>	- 1.0%	102.8%	<b>102.8%</b>	0.0%
Inventory of Homes for Sale	1,396	<b>1,299</b>	- 6.9%	—	—	—
Months Supply of Inventory	2.7	<b>2.5</b>	- 7.4%	—	—	—

Townhouse/Condo	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
<b>Key Metrics</b>						
New Listings	277	<b>312</b>	+ 12.6%	1,028	<b>988</b>	- 3.9%
Pending Sales	208	<b>226</b>	+ 8.7%	761	<b>733</b>	- 3.7%
Closed Sales	198	<b>200</b>	+ 1.0%	685	<b>663</b>	- 3.2%
Days on Market Until Sale	27	<b>44</b>	+ 63.0%	33	<b>42</b>	+ 27.3%
Median Sales Price*	\$407,500	<b>\$425,000</b>	+ 4.3%	\$378,500	<b>\$420,000</b>	+ 11.0%
Average Sales Price*	\$490,963	<b>\$566,977</b>	+ 15.5%	\$483,049	<b>\$528,508</b>	+ 9.4%
Percent of List Price Received*	102.5%	<b>100.5%</b>	- 2.0%	101.2%	<b>100.7%</b>	- 0.5%
Inventory of Homes for Sale	486	<b>483</b>	- 0.6%	—	—	—
Months Supply of Inventory	2.4	<b>2.3</b>	- 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.

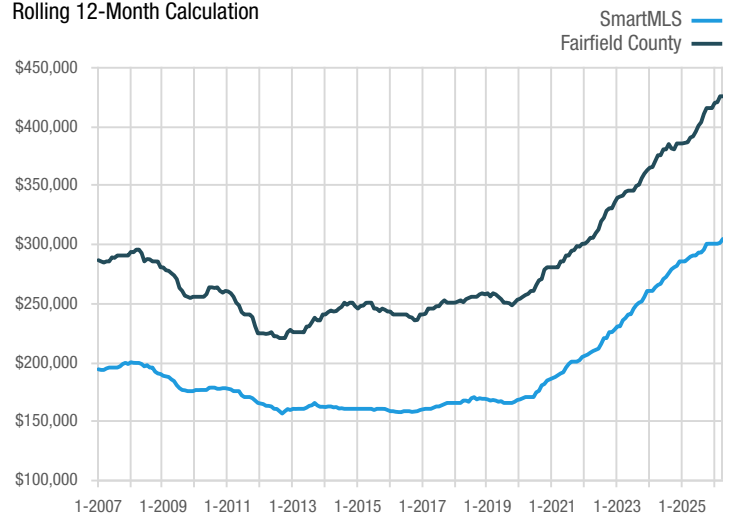
### Median Sales Price - Single Family

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.