

## New Haven County

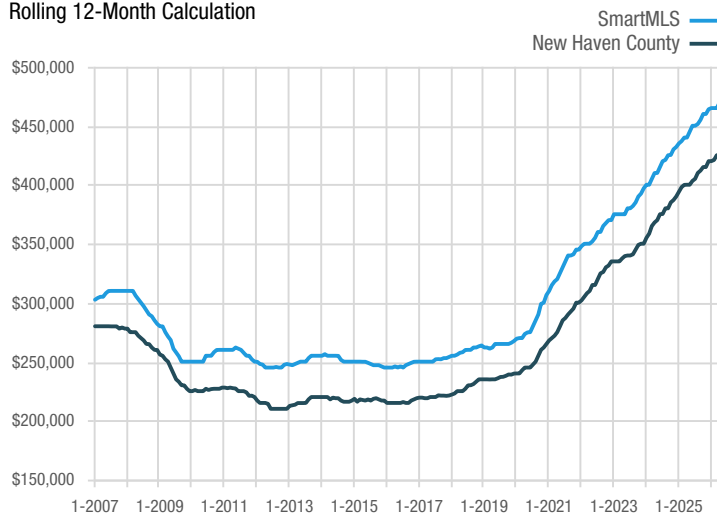
Single Family	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
<b>Key Metrics</b>						
New Listings	706	<b>765</b>	+ 8.4%	2,129	<b>2,059</b>	- 3.3%
Pending Sales	528	<b>482</b>	- 8.7%	1,630	<b>1,591</b>	- 2.4%
Closed Sales	412	<b>379</b>	- 8.0%	1,457	<b>1,411</b>	- 3.2%
Days on Market Until Sale	29	<b>33</b>	+ 13.8%	35	<b>39</b>	+ 11.4%
Median Sales Price*	\$400,000	<b>\$427,000</b>	+ 6.8%	\$394,950	<b>\$412,000</b>	+ 4.3%
Average Sales Price*	\$506,684	<b>\$504,272</b>	- 0.5%	\$470,294	<b>\$500,422</b>	+ 6.4%
Percent of List Price Received*	102.4%	<b>102.7%</b>	+ 0.3%	101.3%	<b>101.1%</b>	- 0.2%
Inventory of Homes for Sale	1,080	<b>1,096</b>	+ 1.5%	—	—	—
Months Supply of Inventory	2.3	<b>2.4</b>	+ 4.3%	—	—	—

Townhouse/Condo	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
<b>Key Metrics</b>						
New Listings	239	<b>265</b>	+ 10.9%	815	<b>871</b>	+ 6.9%
Pending Sales	179	<b>200</b>	+ 11.7%	636	<b>617</b>	- 3.0%
Closed Sales	162	<b>163</b>	+ 0.6%	582	<b>549</b>	- 5.7%
Days on Market Until Sale	33	<b>42</b>	+ 27.3%	36	<b>43</b>	+ 19.4%
Median Sales Price*	\$258,500	<b>\$270,000</b>	+ 4.4%	\$255,000	<b>\$270,000</b>	+ 5.9%
Average Sales Price*	\$327,688	<b>\$332,425</b>	+ 1.4%	\$304,153	<b>\$318,376</b>	+ 4.7%
Percent of List Price Received*	101.3%	<b>99.8%</b>	- 1.5%	100.6%	<b>99.9%</b>	- 0.7%
Inventory of Homes for Sale	434	<b>485</b>	+ 11.8%	—	—	—
Months Supply of Inventory	2.6	<b>2.8</b>	+ 7.7%	—	—	—

\* 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.

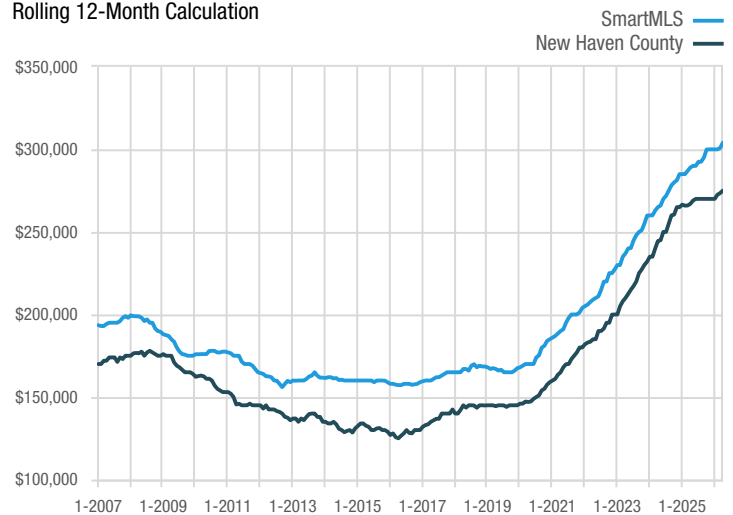
### Median Sales Price - Single Family

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.