

Litchfield County

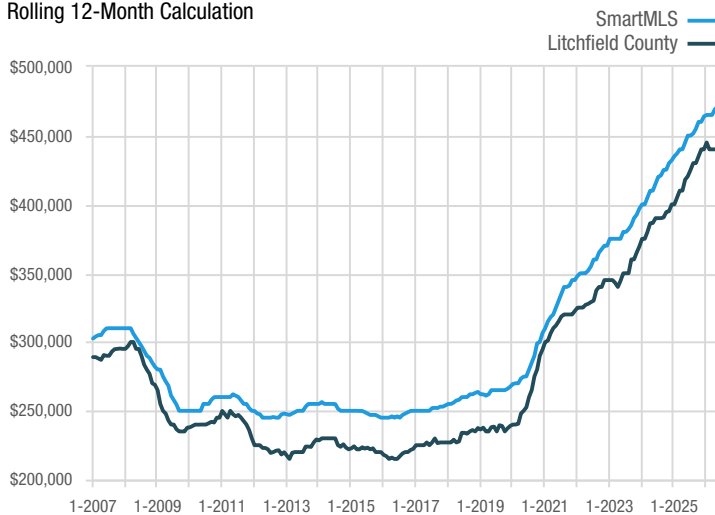
Single Family	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
New Listings	280	277	- 1.1%	932	949	+ 1.8%
Pending Sales	163	177	+ 8.6%	670	649	- 3.1%
Closed Sales	149	148	- 0.7%	613	593	- 3.3%
Days on Market Until Sale	39	44	+ 12.8%	54	49	- 9.3%
Median Sales Price*	\$465,000	\$467,500	+ 0.5%	\$439,950	\$432,750	- 1.6%
Average Sales Price*	\$621,078	\$733,947	+ 18.2%	\$586,848	\$625,357	+ 6.6%
Percent of List Price Received*	101.1%	101.2%	+ 0.1%	99.6%	99.3%	- 0.3%
Inventory of Homes for Sale	547	556	+ 1.6%	—	—	—
Months Supply of Inventory	3.6	3.8	+ 5.6%	—	—	—

Townhouse/Condo	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
New Listings	47	46	- 2.1%	202	223	+ 10.4%
Pending Sales	36	40	+ 11.1%	152	159	+ 4.6%
Closed Sales	35	37	+ 5.7%	143	143	0.0%
Days on Market Until Sale	16	43	+ 168.8%	27	42	+ 55.6%
Median Sales Price*	\$226,575	\$288,500	+ 27.3%	\$227,000	\$280,000	+ 23.3%
Average Sales Price*	\$244,687	\$323,509	+ 32.2%	\$257,504	\$315,777	+ 22.6%
Percent of List Price Received*	99.5%	98.8%	- 0.7%	100.1%	98.7%	- 1.4%
Inventory of Homes for Sale	69	108	+ 56.5%	—	—	—
Months Supply of Inventory	2.4	3.6	+ 50.0%	—	—	—

* 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.

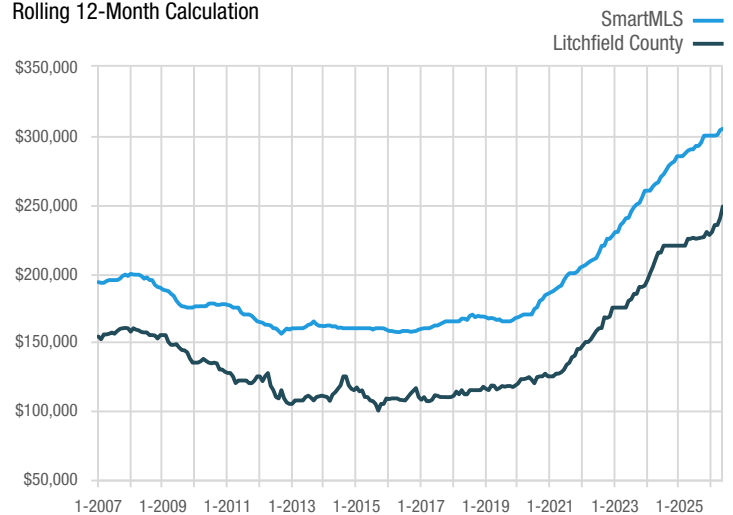
Median Sales Price - Single Family

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.