

COMPASS

Greater Connecticut Market Insights

DECEMBER 2021

Overall Connecticut

DECEMBER 2021

NEW LISTINGS

2,316	-17%	\$438K	-8%	\$289K	0%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Change From Dec 2020

UNDER CONTRACT

2,590	-31%	\$479K	-1%	\$309K	3%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

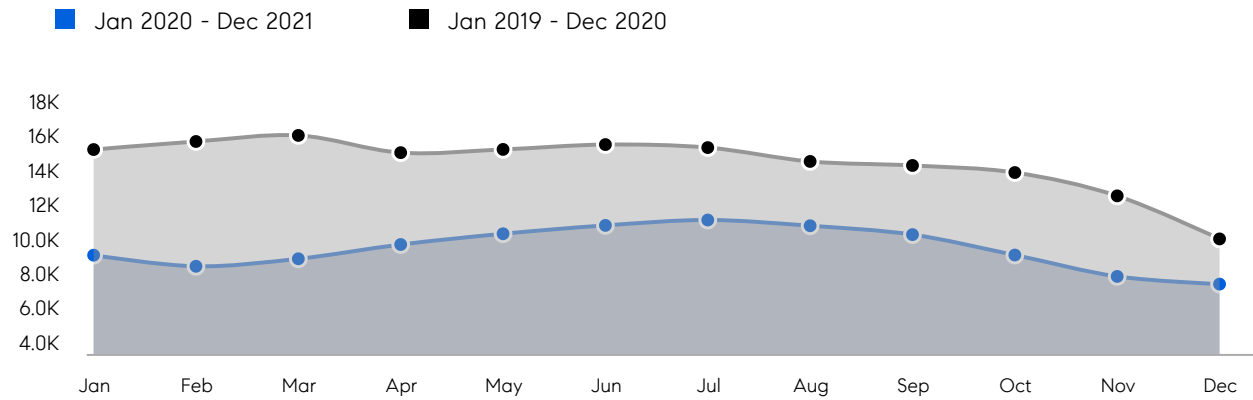
4,357	-18%	\$473K	4%	\$317K	7%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	46	55	-16%
	% OF ASKING PRICE	101%	99%	
	AVERAGE SOLD PRICE	\$473,753	\$456,294	3.8%
	# OF CONTRACTS	2,590	3,765	-31.2%
	NEW LISTINGS	2,316	2,795	-17%
Houses	AVERAGE DOM	46	53	-13%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$525,499	\$499,265	5%
	# OF CONTRACTS	1,997	2,997	-33%
	NEW LISTINGS	1,779	2,127	-16%
Condo/Co-op/TH	AVERAGE DOM	46	63	-27%
	% OF ASKING PRICE	100%	98%	
	AVERAGE SOLD PRICE	\$285,905	\$275,861	4%
	# OF CONTRACTS	593	768	-23%
	NEW LISTINGS	537	668	-20%

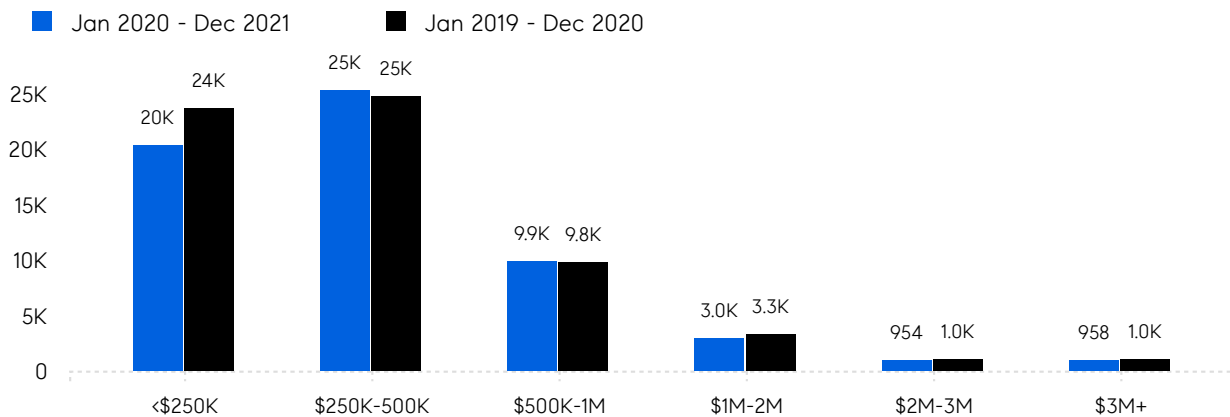
Overall Connecticut

DECEMBER 2021

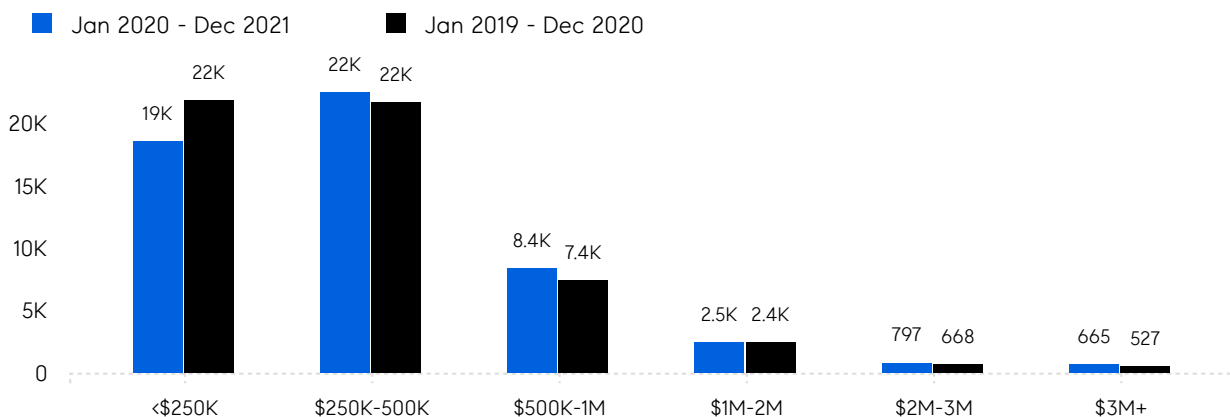
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Overall Connecticut

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	1,372	1,982	-30.8%
	SOLD VOLUME	\$246,917,435	\$352,071,954	-29.9%
	AVERAGE PRICE	\$179,969	\$177,635	1%
\$250K-500K	# OF SALES	1,973	2,163	-8.8%
	SOLD VOLUME	\$684,999,117	\$748,113,378	-8.4%
	AVERAGE PRICE	\$347,187	\$345,868	0%
\$500K-1M	# OF SALES	733	766	-4.3%
	SOLD VOLUME	\$483,295,620	\$512,660,129	-5.7%
	AVERAGE PRICE	\$659,339	\$669,269	-1%
\$1M-2M	# OF SALES	173	265	-34.7%
	SOLD VOLUME	\$236,687,790	\$372,164,846	-36.4%
	AVERAGE PRICE	\$1,368,138	\$1,404,396	-3%
\$2M-3M	# OF SALES	58	76	-23.7%
	SOLD VOLUME	\$140,577,500	\$179,692,918	-21.8%
	AVERAGE PRICE	\$2,423,750	\$2,364,381	3%
\$3M+	# OF SALES	48	51	-5.9%
	SOLD VOLUME	\$271,664,875	\$255,025,727	6.5%
	AVERAGE PRICE	\$5,659,685	\$5,000,504	13%

Bethel

DECEMBER 2021

NEW LISTINGS

10	-52%	\$312K	-27%	\$287K	-32%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNDER CONTRACT

20	-17%	\$379K	1%	\$374K	3%
Total Properties	Decrease From Dec 2020	Average Price	Change From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

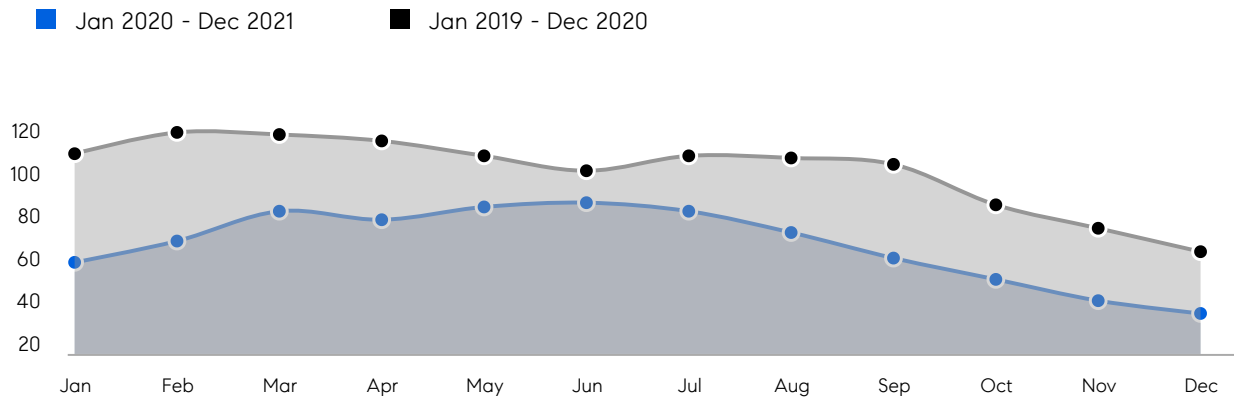
33	-21%	\$465K	20%	\$450K	37%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	37	60	-38%
	% OF ASKING PRICE	104%	102%	
	AVERAGE SOLD PRICE	\$465,920	\$388,144	20.0%
	# OF CONTRACTS	20	24	-16.7%
	NEW LISTINGS	10	21	-52%
Houses	AVERAGE DOM	32	58	-45%
	% OF ASKING PRICE	105%	104%	
	AVERAGE SOLD PRICE	\$491,518	\$445,417	5%
	# OF CONTRACTS	11	16	-31%
	NEW LISTINGS	5	17	-71%
Condo/Co-op/TH	AVERAGE DOM	49	64	-23%
	% OF ASKING PRICE	102%	99%	
	AVERAGE SOLD PRICE	\$397,661	\$285,053	40%
	# OF CONTRACTS	9	8	13%
	NEW LISTINGS	5	4	25%

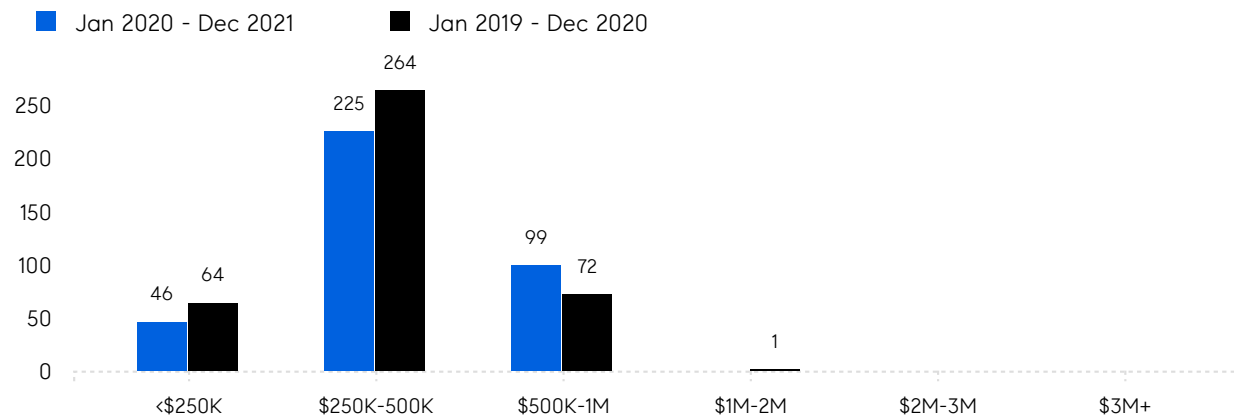
Bethel

DECEMBER 2021

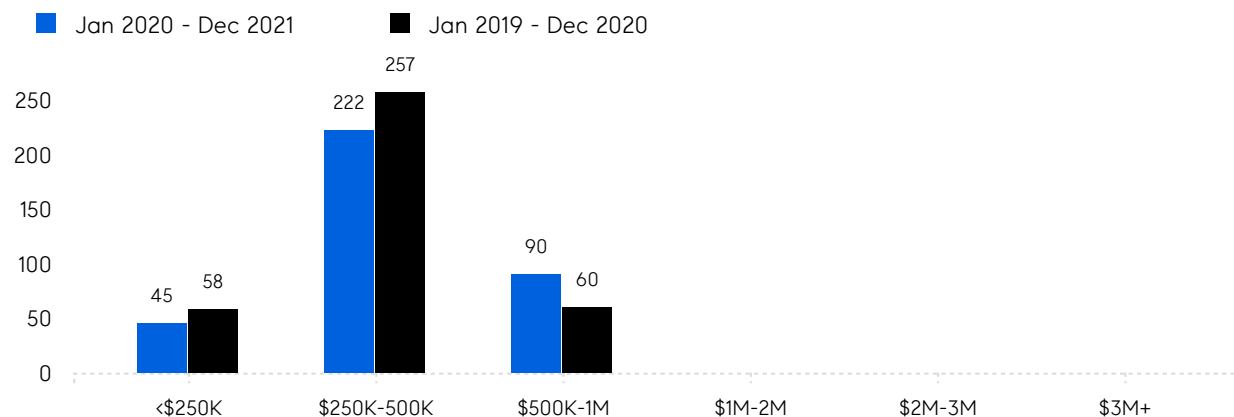
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Bethel

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	2	10	-80.0%
	SOLD VOLUME	\$429,500	\$2,057,500	-79.1%
	AVERAGE PRICE	\$214,750	\$205,750	4%
\$250K-500K	# OF SALES	18	21	-14.3%
	SOLD VOLUME	\$6,885,325	\$7,308,795	-5.8%
	AVERAGE PRICE	\$382,518	\$348,038	10%
\$500K-1M	# OF SALES	13	11	18.2%
	SOLD VOLUME	\$8,060,551	\$6,935,763	16.2%
	AVERAGE PRICE	\$620,042	\$630,524	-2%
\$1M-2M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Bethlehem

DECEMBER 2021

NEW LISTINGS

2	-75%	\$367K	-34%	\$367K	-7%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNDER CONTRACT

1	-80%	\$375K	-4%	\$375K	-11%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNITS SOLD

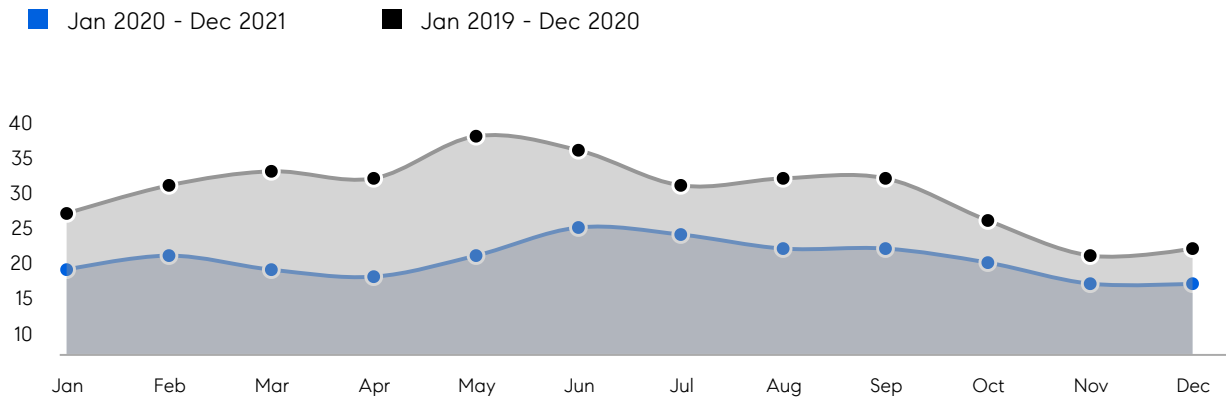
4	-43%	\$470K	-4%	\$449K	3%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	47	85	-45%
	% OF ASKING PRICE	104%	96%	
	AVERAGE SOLD PRICE	\$470,625	\$491,271	-4.2%
	# OF CONTRACTS	1	5	-80.0%
	NEW LISTINGS	2	8	-75%
Houses	AVERAGE DOM	47	85	-45%
	% OF ASKING PRICE	104%	96%	
	AVERAGE SOLD PRICE	\$470,625	\$491,271	5%
	# OF CONTRACTS	1	4	-75%
	NEW LISTINGS	2	8	-75%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	1	0%
	NEW LISTINGS	0	0	0%

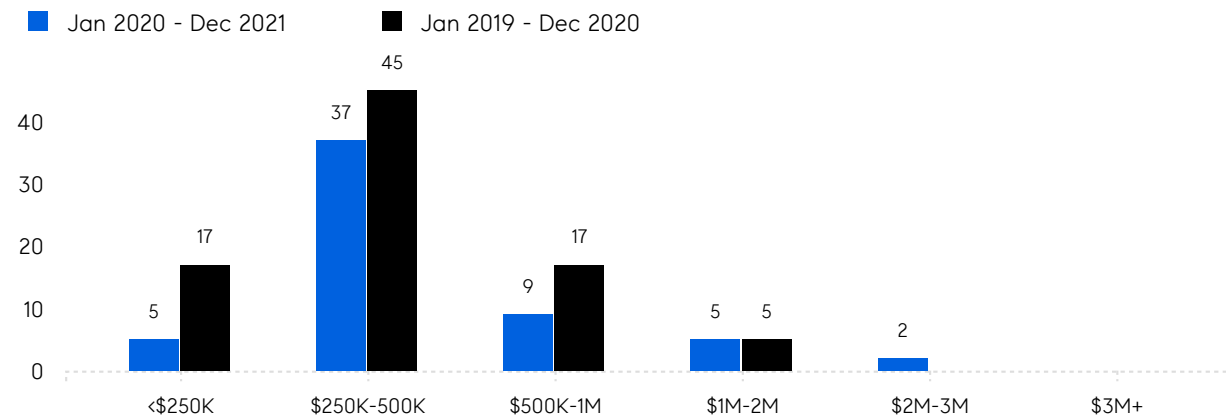
Bethlehem

DECEMBER 2021

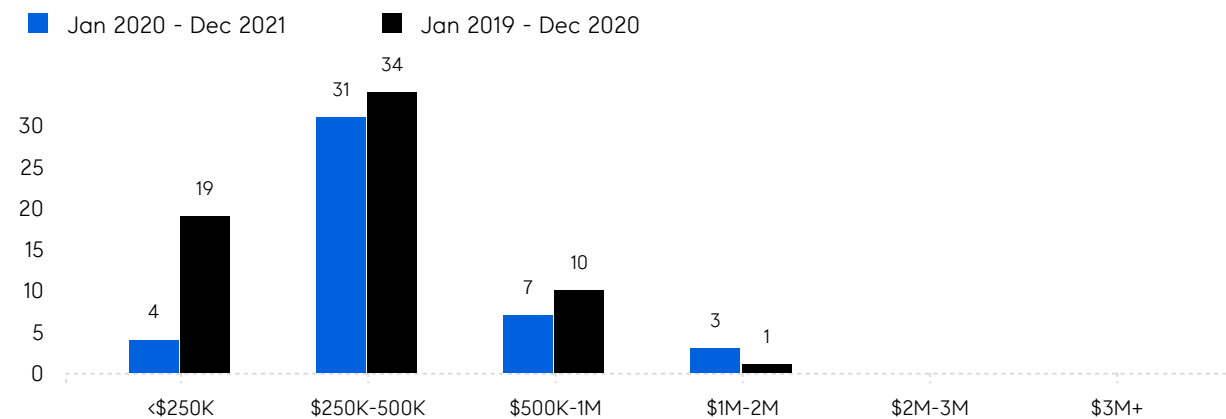
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Bethlehem

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$179,900	-
	AVERAGE PRICE	-	\$179,900	-
\$250K-500K	# OF SALES	3	3	0.0%
	SOLD VOLUME	\$1,277,500	\$1,154,000	10.7%
	AVERAGE PRICE	\$425,833	\$384,667	11%
\$500K-1M	# OF SALES	1	3	-66.7%
	SOLD VOLUME	\$605,000	\$2,105,000	-71.3%
	AVERAGE PRICE	\$605,000	\$701,667	-14%
\$1M-2M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Bridgeport

DECEMBER 2021

NEW LISTINGS

76	-6%	\$260K	20%	\$269K	15%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

85	-11%	\$248K	12%	\$249K	5%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

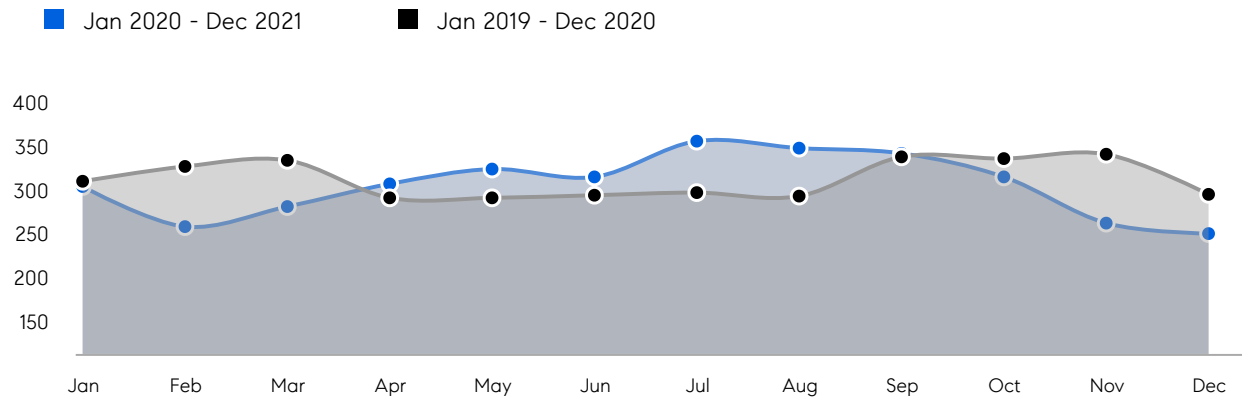
110	5%	\$245K	3%	\$249K	4%
Total Properties	Increase From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	50	44	14%
	% OF ASKING PRICE	101%	101%	
	AVERAGE SOLD PRICE	\$245,414	\$239,308	2.6%
	# OF CONTRACTS	85	96	-11.5%
	NEW LISTINGS	76	81	-6%
Houses	AVERAGE DOM	47	43	9%
	% OF ASKING PRICE	102%	103%	
	AVERAGE SOLD PRICE	\$311,969	\$270,354	5%
	# OF CONTRACTS	52	61	-15%
	NEW LISTINGS	48	52	-8%
Condo/Co-op/TH	AVERAGE DOM	54	48	13%
	% OF ASKING PRICE	99%	98%	
	AVERAGE SOLD PRICE	\$152,815	\$157,945	-3%
	# OF CONTRACTS	33	35	-6%
	NEW LISTINGS	28	29	-3%

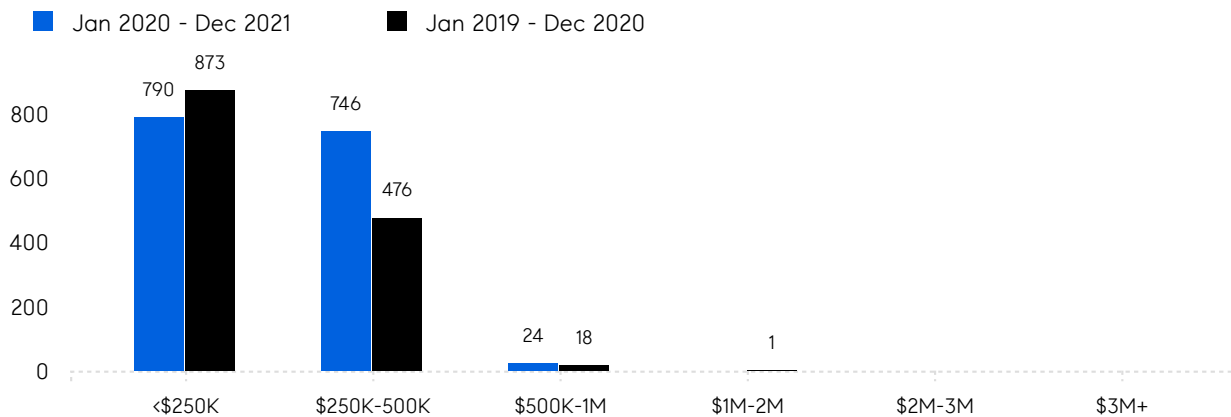
Bridgeport

DECEMBER 2021

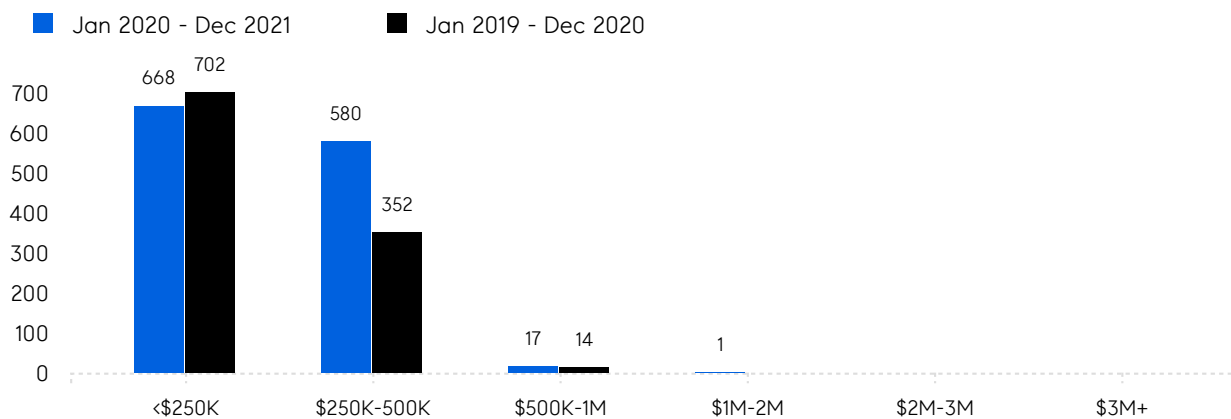
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Bridgeport

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	55	56	-1.8%
	SOLD VOLUME	\$8,276,900	\$9,646,500	-14.2%
	AVERAGE PRICE	\$150,489	\$172,259	-13%
\$250K-500K	# OF SALES	54	47	14.9%
	SOLD VOLUME	\$18,088,600	\$13,905,800	30.1%
	AVERAGE PRICE	\$334,974	\$295,868	13%
\$500K-1M	# OF SALES	1	2	-50.0%
	SOLD VOLUME	\$630,000	\$1,575,000	-60.0%
	AVERAGE PRICE	\$630,000	\$787,500	-20%
\$1M-2M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Bridgewater

DECEMBER 2021

NEW LISTINGS

1	-50%	\$900K	6%	\$900K	6%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

3	50%	\$816K	149%	\$525K	60%
Total Properties	Increase From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

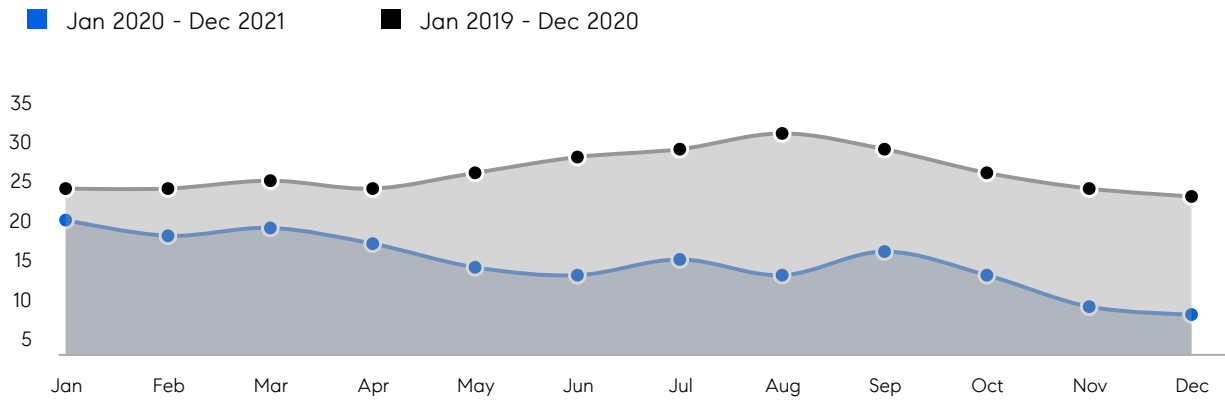
3	50%	\$461K	39%	\$449K	35%
Total Properties	Increase From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	102	54	89%
	% OF ASKING PRICE	96%	101%	
	AVERAGE SOLD PRICE	\$461,500	\$332,000	39.0%
	# OF CONTRACTS	3	2	50.0%
	NEW LISTINGS	1	2	-50%
Houses	AVERAGE DOM	102	54	89%
	% OF ASKING PRICE	96%	101%	
	AVERAGE SOLD PRICE	\$461,500	\$332,000	5%
	# OF CONTRACTS	3	2	50%
	NEW LISTINGS	1	2	-50%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

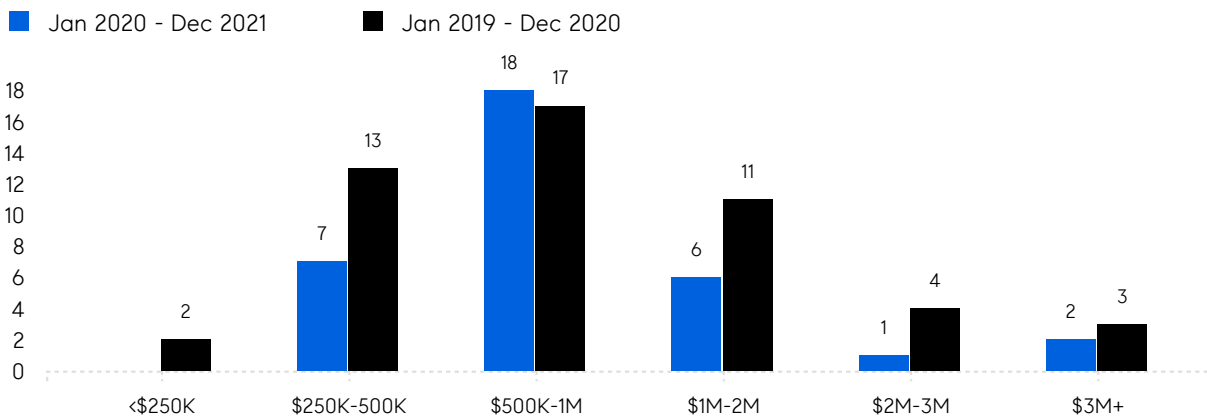
Bridgewater

DECEMBER 2021

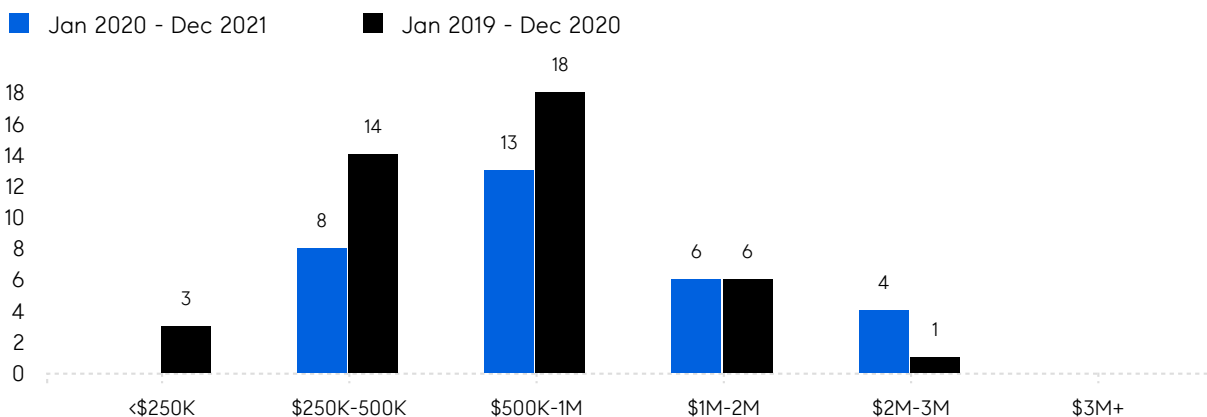
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Bridgewater

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	2	2	0.0%
	SOLD VOLUME	\$834,500	\$664,000	25.7%
	AVERAGE PRICE	\$417,250	\$332,000	26%
\$500K-1M	# OF SALES	1	0	0.0%
	SOLD VOLUME	\$550,000	-	-
	AVERAGE PRICE	\$550,000	-	-
\$1M-2M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Brookfield

DECEMBER 2021

NEW LISTINGS

12	-8%	\$558K	49%	\$389K	4%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

14	-36%	\$407K	-12%	\$377K	-16%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNITS SOLD

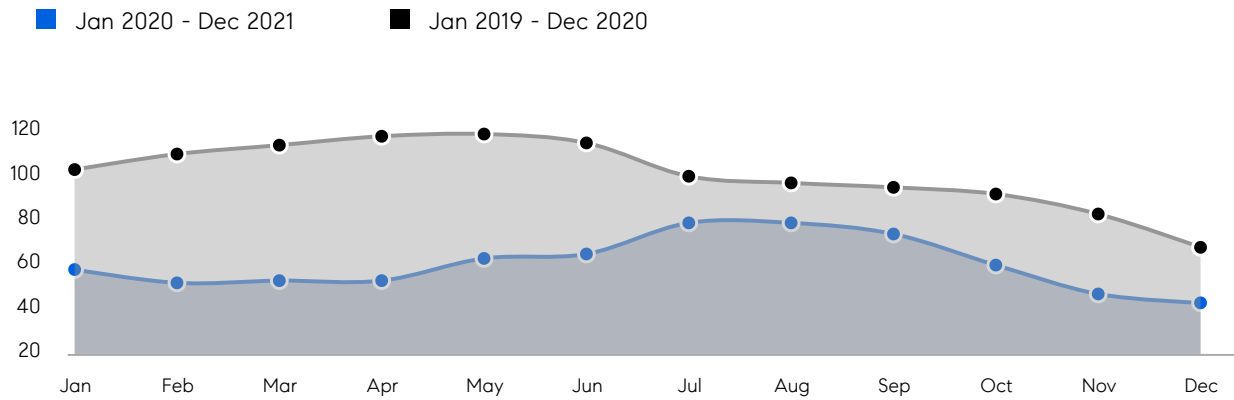
26	-7%	\$581K	38%	\$547K	43%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	56	63	-11%
	% OF ASKING PRICE	100%	101%	
	AVERAGE SOLD PRICE	\$581,000	\$422,260	37.6%
	# OF CONTRACTS	14	22	-36.4%
	NEW LISTINGS	12	13	-8%
Houses	AVERAGE DOM	60	60	0%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	\$629,818	\$523,836	5%
	# OF CONTRACTS	9	15	-40%
	NEW LISTINGS	9	6	50%
Condo/Co-op/TH	AVERAGE DOM	34	68	-50%
	% OF ASKING PRICE	101%	101%	
	AVERAGE SOLD PRICE	\$312,500	\$207,822	50%
	# OF CONTRACTS	5	7	-29%
	NEW LISTINGS	3	7	-57%

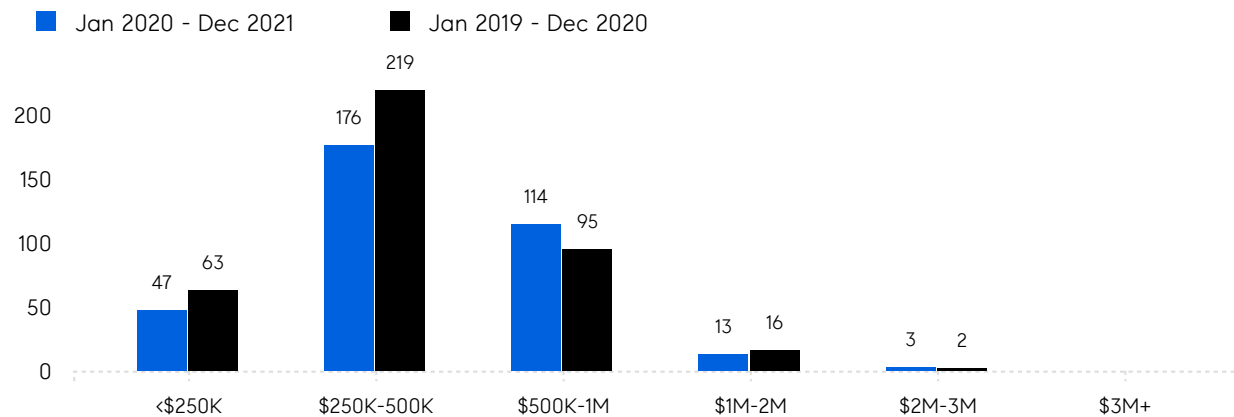
Brookfield

DECEMBER 2021

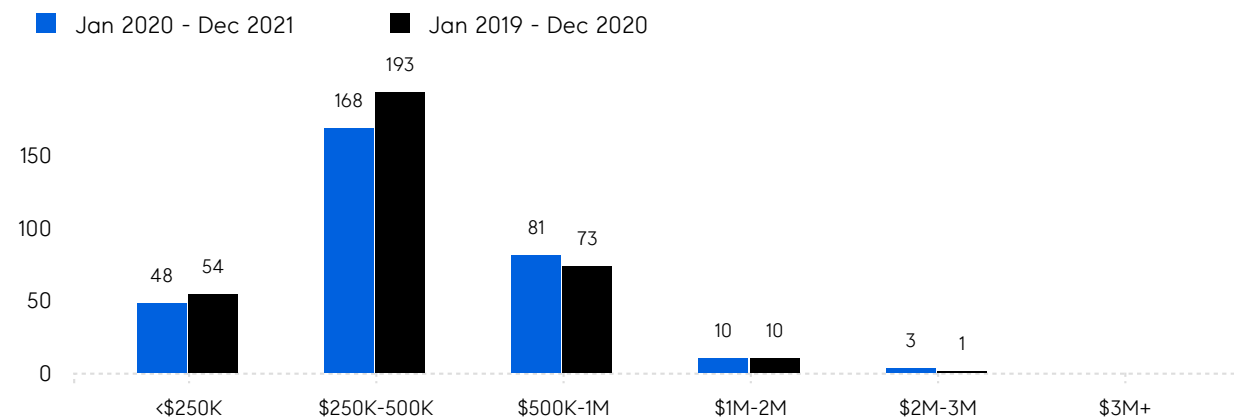
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Brookfield

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	2	7	-71.4%
	SOLD VOLUME	\$395,000	\$1,306,000	-69.8%
	AVERAGE PRICE	\$197,500	\$186,571	6%
\$250K-500K	# OF SALES	8	13	-38.5%
	SOLD VOLUME	\$3,082,000	\$4,856,398	-36.5%
	AVERAGE PRICE	\$385,250	\$373,569	3%
\$500K-1M	# OF SALES	14	7	100.0%
	SOLD VOLUME	\$8,674,000	\$4,085,887	112.3%
	AVERAGE PRICE	\$619,571	\$583,698	6%
\$1M-2M	# OF SALES	2	1	100.0%
	SOLD VOLUME	\$2,955,000	\$1,575,000	87.6%
	AVERAGE PRICE	\$1,477,500	\$1,575,000	-6%
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Cornwall

DECEMBER 2021

NEW LISTINGS

0	0%	—	—	—	—
Total Properties	Change From Dec 2020	Average Price	Change From Dec 2020	Median Price	Change From Dec 2020

UNDER CONTRACT

2	-60%	\$629K	29%	\$629K	20%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

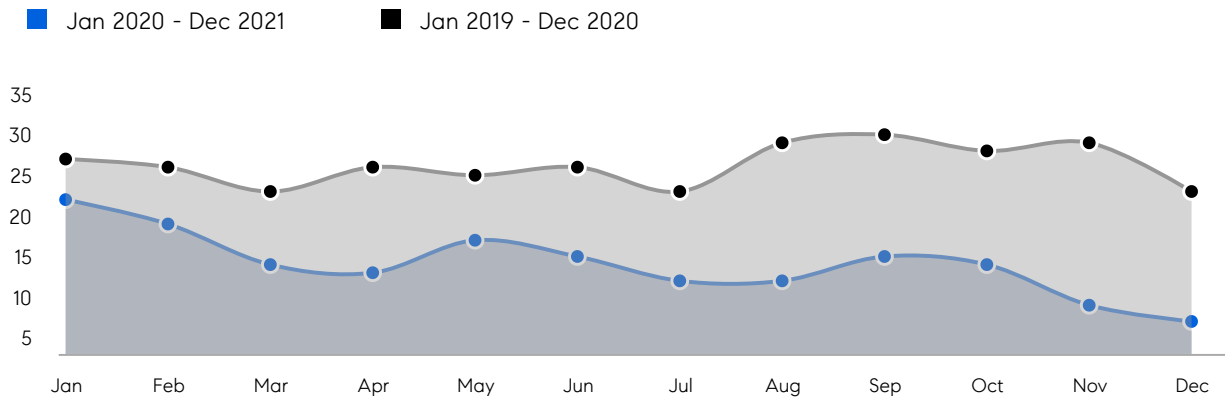
3	0%	\$694K	30%	\$425K	-20%
Total Properties	Change From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Decrease From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	120	86	40%
	% OF ASKING PRICE	97%	94%	
	AVERAGE SOLD PRICE	\$694,933	\$535,000	29.9%
	# OF CONTRACTS	2	5	-60.0%
	NEW LISTINGS	0	2	0%
Houses	AVERAGE DOM	120	86	40%
	% OF ASKING PRICE	97%	94%	
	AVERAGE SOLD PRICE	\$694,933	\$535,000	5%
	# OF CONTRACTS	2	5	-60%
	NEW LISTINGS	0	2	0%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

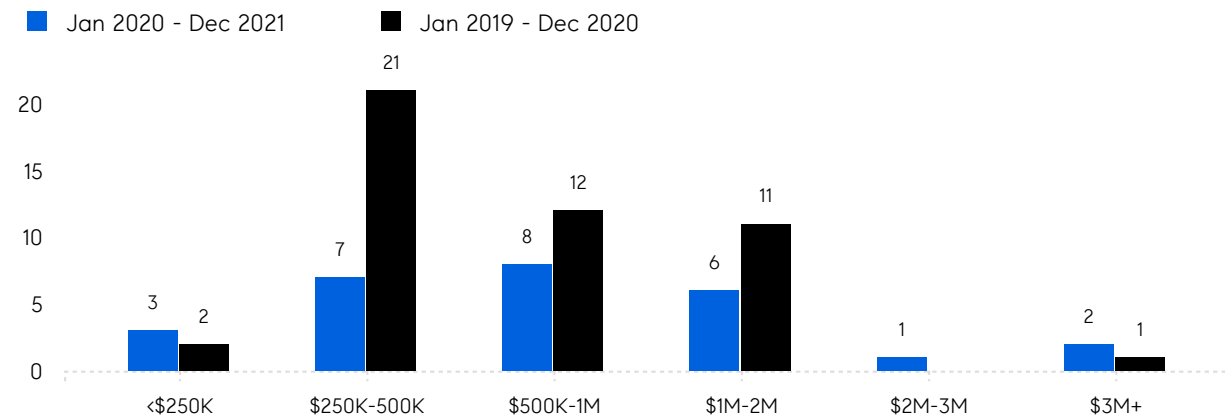
Cornwall

DECEMBER 2021

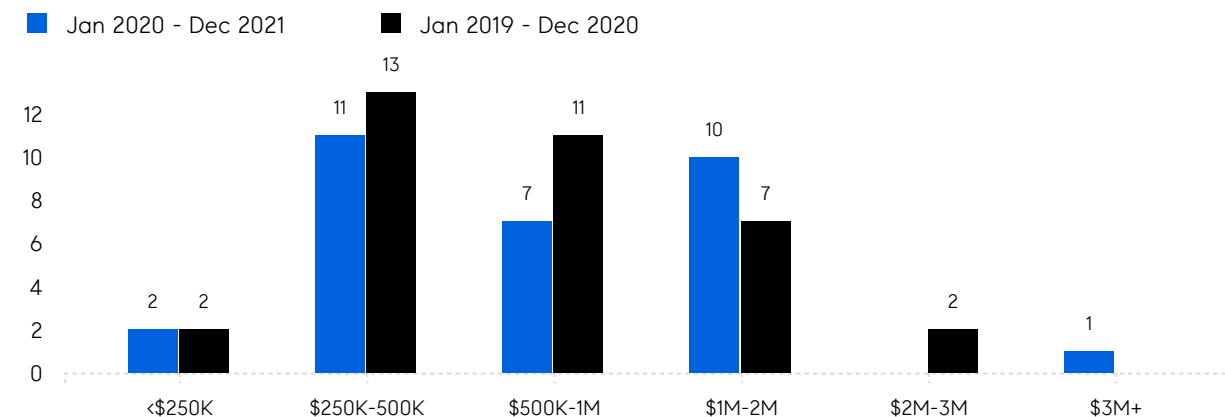
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Cornwall

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	1	0	0.0%
	SOLD VOLUME	\$215,000	-	-
	AVERAGE PRICE	\$215,000	-	-
\$250K-500K	# OF SALES	1	1	0.0%
	SOLD VOLUME	\$425,000	\$275,000	54.5%
	AVERAGE PRICE	\$425,000	\$275,000	55%
\$500K-1M	# OF SALES	0	2	0.0%
	SOLD VOLUME	-	\$1,330,000	-
	AVERAGE PRICE	-	\$665,000	-
\$1M-2M	# OF SALES	1	0	0.0%
	SOLD VOLUME	\$1,444,800	-	-
	AVERAGE PRICE	\$1,444,800	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Danbury

DECEMBER 2021

NEW LISTINGS

47	-13%	\$356K	-3%	\$340K	-3%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNDER CONTRACT

74	-11%	\$361K	3%	\$329K	-3%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Decrease From Dec 2020

UNITS SOLD

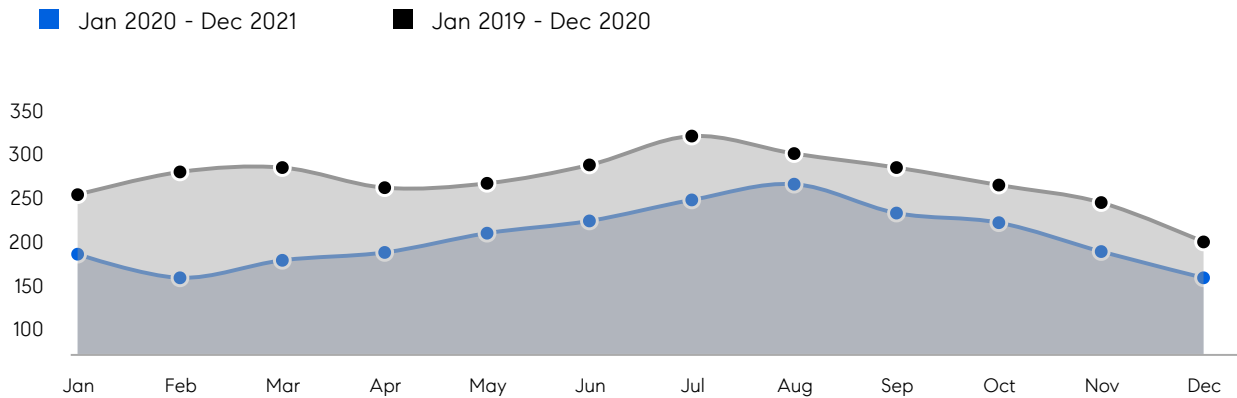
114	15%	\$391K	19%	\$377K	17%
Total Properties	Increase From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	57	59	-3%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$391,063	\$329,841	18.6%
	# OF CONTRACTS	74	83	-10.8%
	NEW LISTINGS	47	54	-13%
Houses	AVERAGE DOM	59	67	-12%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	\$467,509	\$380,990	5%
	# OF CONTRACTS	42	38	11%
	NEW LISTINGS	21	23	-9%
Condo/Co-op/TH	AVERAGE DOM	56	52	8%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$324,643	\$279,715	16%
	# OF CONTRACTS	32	45	-29%
	NEW LISTINGS	26	31	-16%

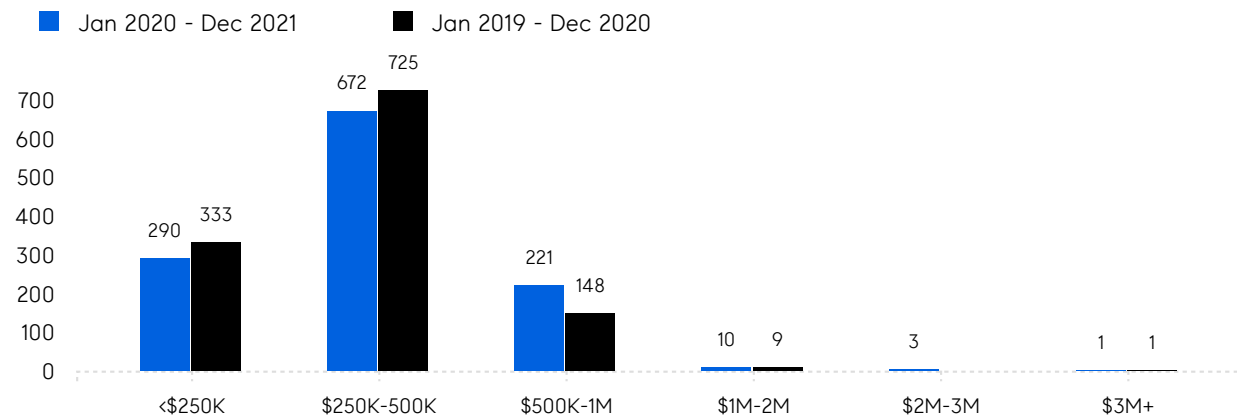
Danbury

DECEMBER 2021

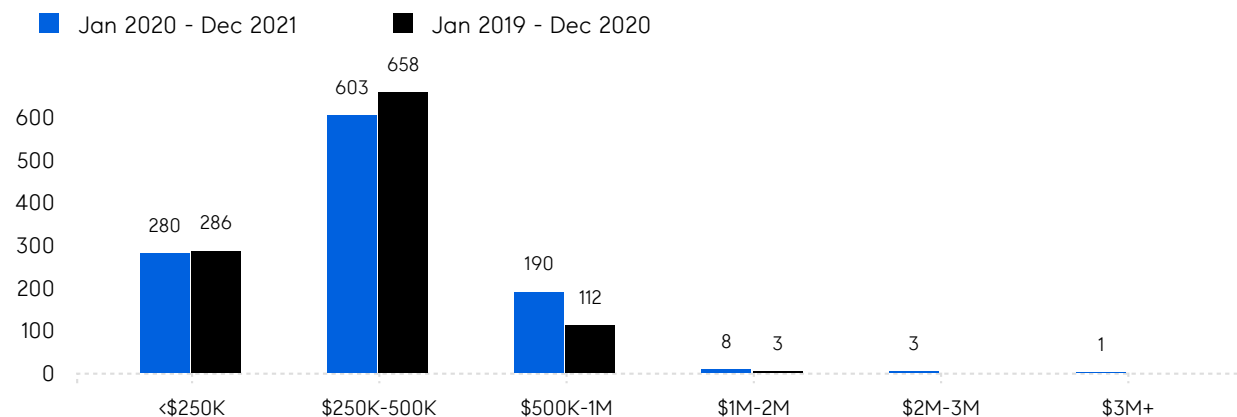
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Danbury

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	27	31	-12.9%
	SOLD VOLUME	\$5,380,099	\$5,659,562	-4.9%
	AVERAGE PRICE	\$199,263	\$182,567	9%
\$250K-500K	# OF SALES	62	56	10.7%
	SOLD VOLUME	\$23,306,627	\$20,086,974	16.0%
	AVERAGE PRICE	\$375,913	\$358,696	5%
\$500K-1M	# OF SALES	24	12	100.0%
	SOLD VOLUME	\$14,594,469	\$6,907,718	111.3%
	AVERAGE PRICE	\$608,103	\$575,643	6%
\$1M-2M	# OF SALES	1	0	0.0%
	SOLD VOLUME	\$1,300,000	-	-
	AVERAGE PRICE	\$1,300,000	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Darien

DECEMBER 2021

NEW LISTINGS

5	-74%	\$2.1M	24%	\$1.2M	-14%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Decrease From Dec 2020

UNDER CONTRACT

15	-40%	\$2.0M	26%	\$1.3M	7%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

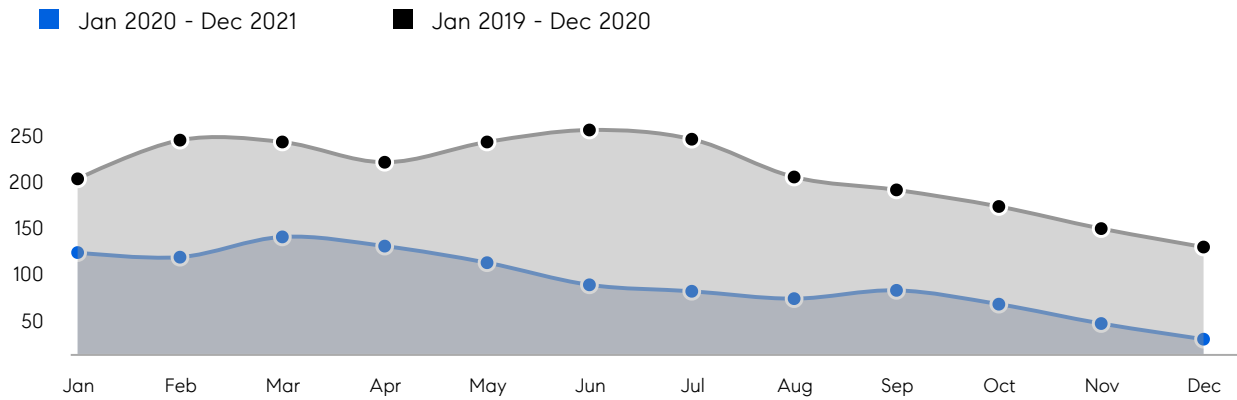
33	-13%	\$1.9M	15%	\$1.7M	23%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	84	105	-20%
	% OF ASKING PRICE	99%	97%	
	AVERAGE SOLD PRICE	\$1,999,697	\$1,743,016	14.7%
	# OF CONTRACTS	15	25	-40.0%
	NEW LISTINGS	5	19	-74%
Houses	AVERAGE DOM	89	108	-18%
	% OF ASKING PRICE	98%	97%	
	AVERAGE SOLD PRICE	\$2,102,683	\$1,778,183	5%
	# OF CONTRACTS	15	25	-40%
	NEW LISTINGS	5	19	-74%
Condo/Co-op/TH	AVERAGE DOM	39	53	-26%
	% OF ASKING PRICE	102%	96%	
	AVERAGE SOLD PRICE	\$969,833	\$1,110,000	-13%
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

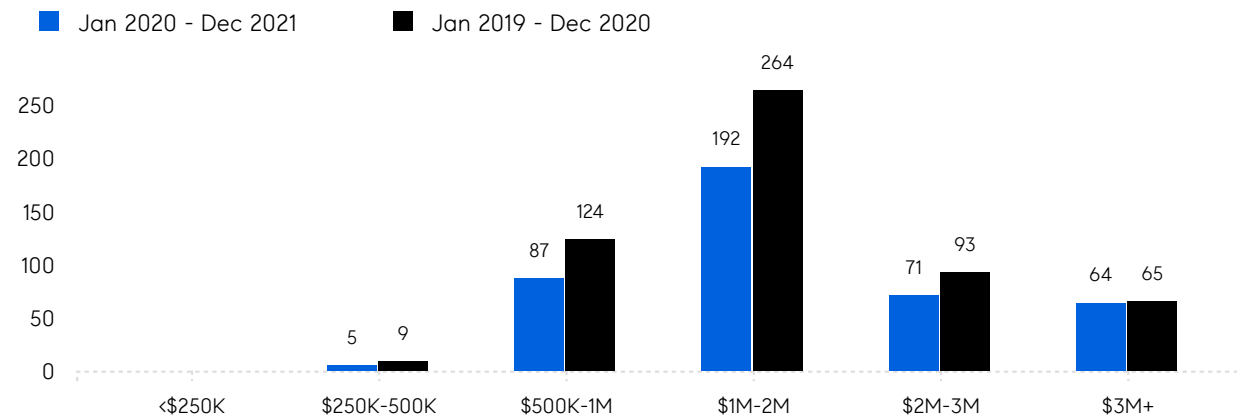
Darien

DECEMBER 2021

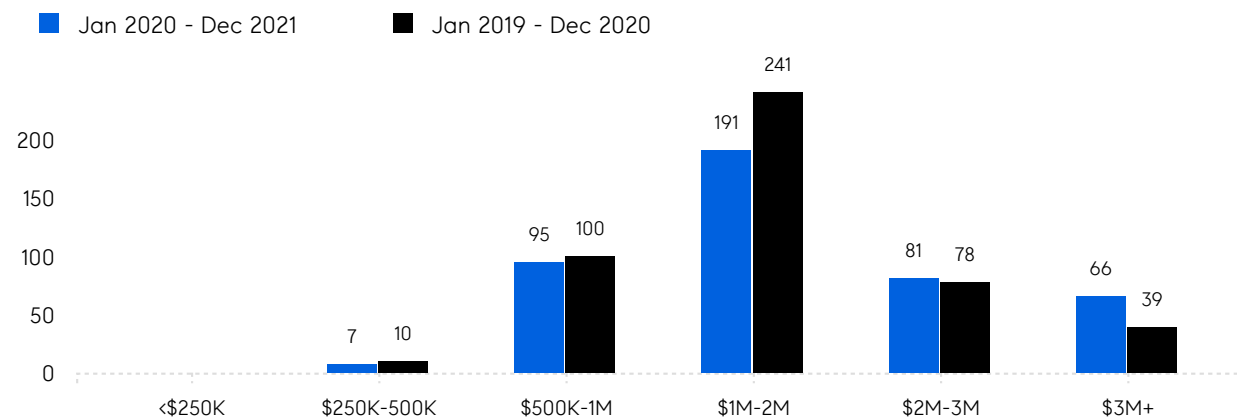
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Darien

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$500K-1M	# OF SALES	8	11	-27.3%
	SOLD VOLUME	\$6,393,500	\$8,368,400	-23.6%
	AVERAGE PRICE	\$799,188	\$760,764	5%
\$1M-2M	# OF SALES	13	14	-7.1%
	SOLD VOLUME	\$20,134,500	\$19,733,000	2.0%
	AVERAGE PRICE	\$1,548,808	\$1,409,500	10%
\$2M-3M	# OF SALES	4	11	-63.6%
	SOLD VOLUME	\$9,780,000	\$25,256,500	-61.3%
	AVERAGE PRICE	\$2,445,000	\$2,296,045	6%
\$3M+	# OF SALES	8	2	300.0%
	SOLD VOLUME	\$29,682,000	\$12,876,700	130.5%
	AVERAGE PRICE	\$3,710,250	\$6,438,350	-42%

Easton

DECEMBER 2021

NEW LISTINGS

8	14%	\$1.1M	49%	\$964K	84%
Total Properties	Increase From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

6	-50%	\$998K	28%	\$999K	46%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

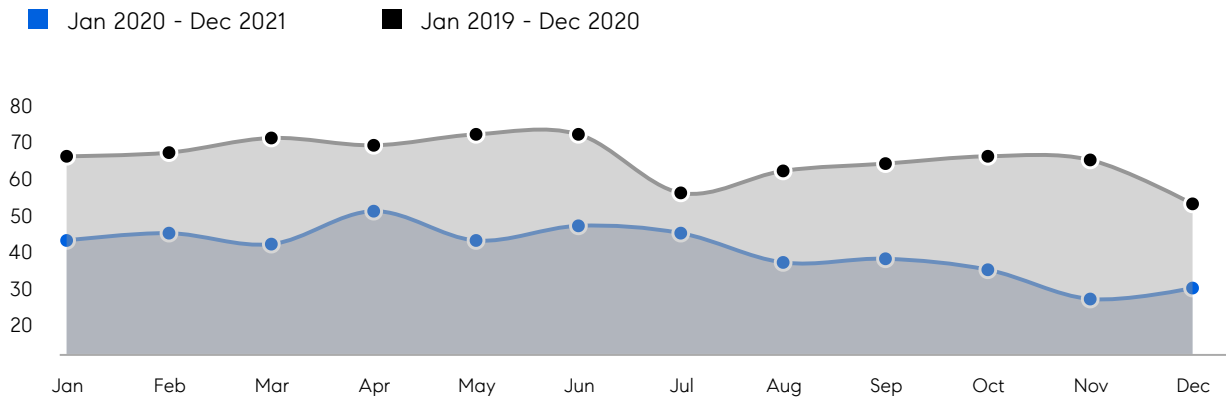
11	-48%	\$774K	-1%	\$639K	-11%
Total Properties	Decrease From Dec 2020	Average Price	Change From Dec 2020	Median Price	Decrease From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	69	74	-7%
	% OF ASKING PRICE	99%	97%	
	AVERAGE SOLD PRICE	\$774,545	\$778,667	-0.5%
	# OF CONTRACTS	6	12	-50.0%
	NEW LISTINGS	8	7	14%
Houses	AVERAGE DOM	69	74	-7%
	% OF ASKING PRICE	99%	97%	
	AVERAGE SOLD PRICE	\$774,545	\$778,667	5%
	# OF CONTRACTS	6	12	-50%
	NEW LISTINGS	8	7	14%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

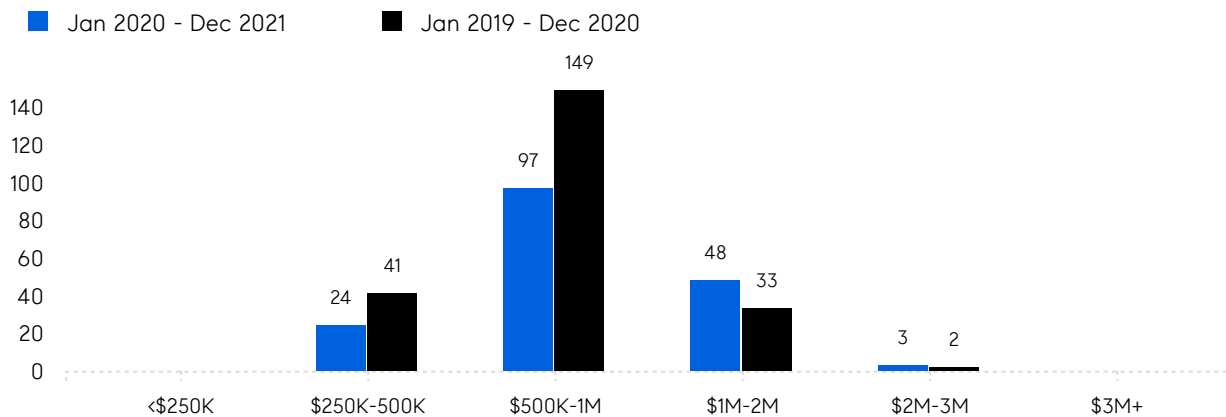
Easton

DECEMBER 2021

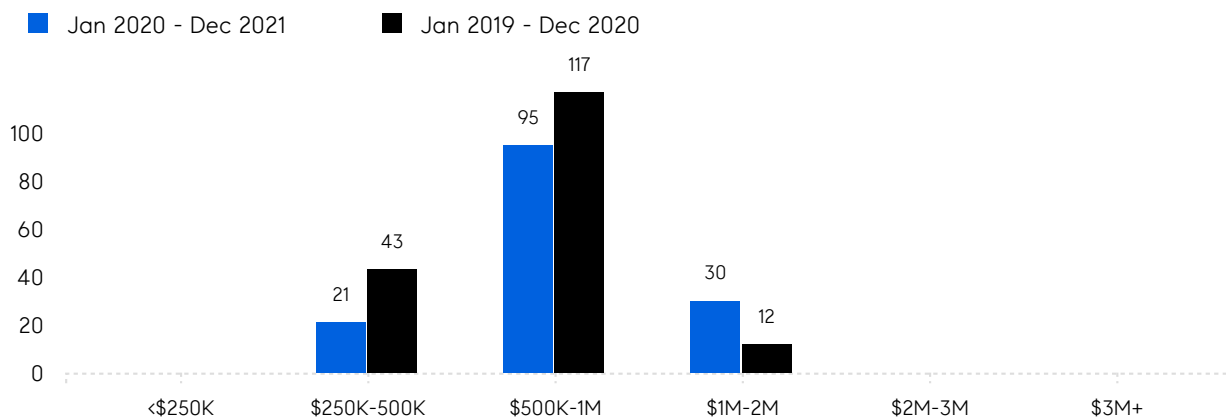
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Easton

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	2	3	-33.3%
	SOLD VOLUME	\$845,000	\$1,285,000	-34.2%
	AVERAGE PRICE	\$422,500	\$428,333	-1%
\$500K-1M	# OF SALES	5	14	-64.3%
	SOLD VOLUME	\$3,103,000	\$10,220,000	-69.6%
	AVERAGE PRICE	\$620,600	\$730,000	-15%
\$1M-2M	# OF SALES	4	4	0.0%
	SOLD VOLUME	\$4,572,000	\$4,847,000	-5.7%
	AVERAGE PRICE	\$1,143,000	\$1,211,750	-6%
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Fairfield

DECEMBER 2021

NEW LISTINGS

33	-39%	\$855K	-6%	\$649K	4%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

43	-41%	\$918K	13%	\$799K	19%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

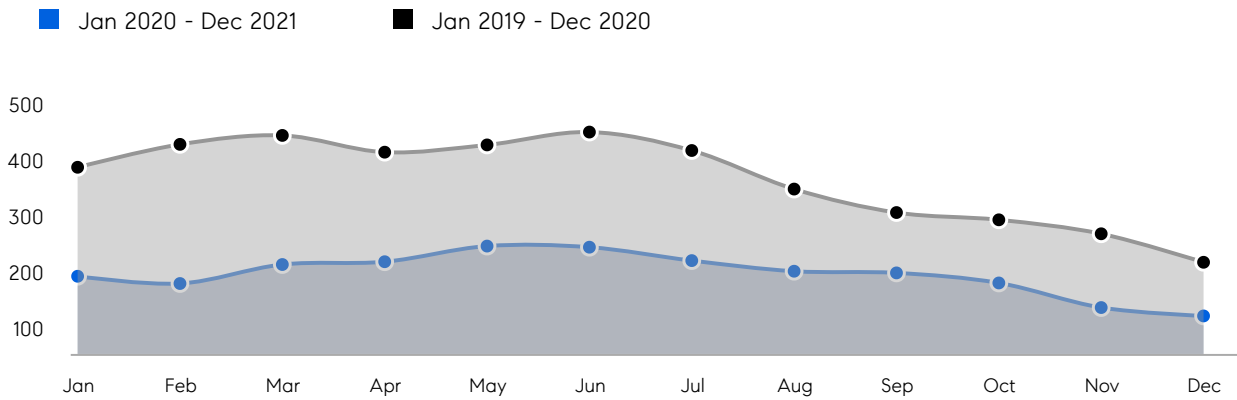
63	-28%	\$758K	-4%	\$649K	-6%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	49	66	-26%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$758,862	\$790,824	-4.0%
	# OF CONTRACTS	43	73	-41.1%
	NEW LISTINGS	33	54	-39%
Houses	AVERAGE DOM	47	67	-30%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$789,629	\$830,603	5%
	# OF CONTRACTS	35	66	-47%
	NEW LISTINGS	31	49	-37%
Condo/Co-op/TH	AVERAGE DOM	73	56	30%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$466,583	\$446,072	5%
	# OF CONTRACTS	8	7	14%
	NEW LISTINGS	2	5	-60%

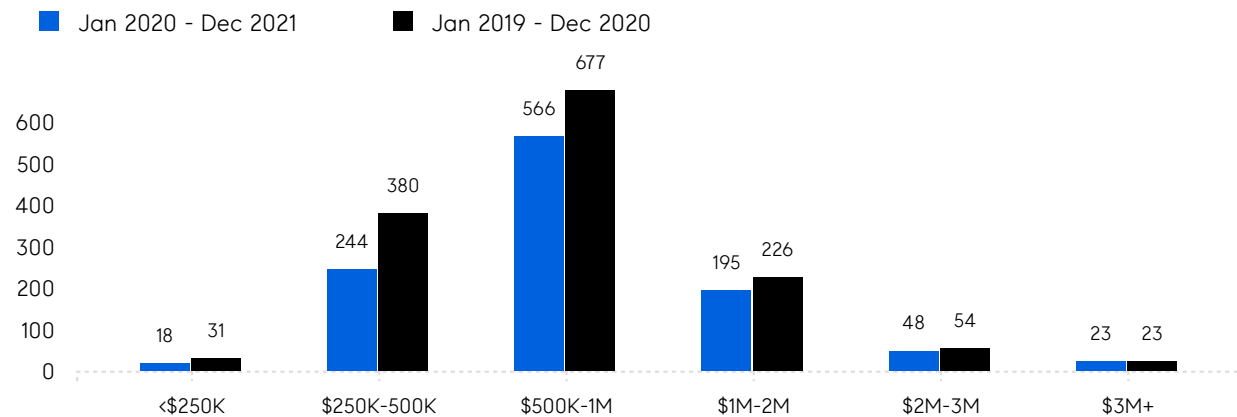
Fairfield

DECEMBER 2021

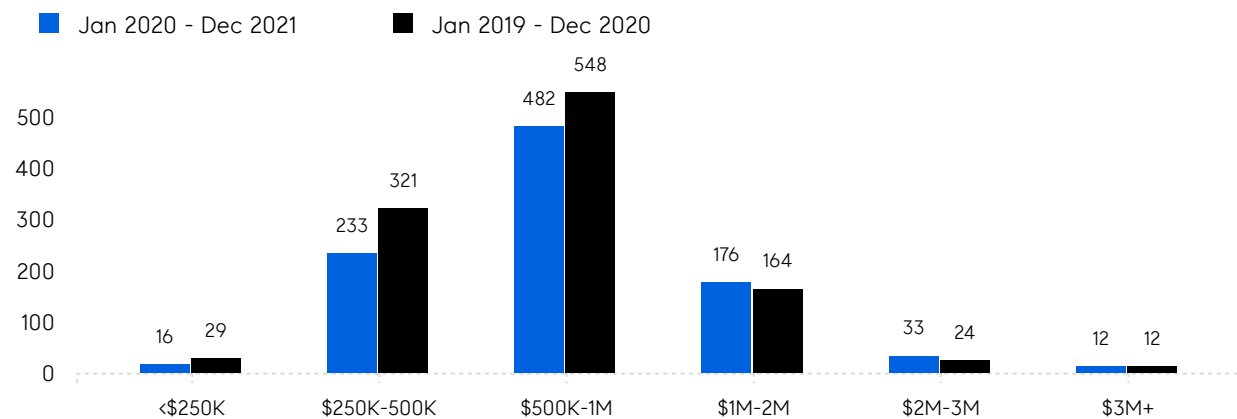
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Fairfield

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	1	2	-50.0%
	SOLD VOLUME	\$195,000	\$482,000	-59.5%
	AVERAGE PRICE	\$195,000	\$241,000	-19%
\$250K-500K	# OF SALES	16	18	-11.1%
	SOLD VOLUME	\$6,636,527	\$7,392,150	-10.2%
	AVERAGE PRICE	\$414,783	\$410,675	1%
\$500K-1M	# OF SALES	35	52	-32.7%
	SOLD VOLUME	\$24,671,900	\$36,613,500	-32.6%
	AVERAGE PRICE	\$704,911	\$704,106	0%
\$1M-2M	# OF SALES	10	12	-16.7%
	SOLD VOLUME	\$13,554,900	\$17,114,000	-20.8%
	AVERAGE PRICE	\$1,355,490	\$1,426,167	-5%
\$2M-3M	# OF SALES	1	3	-66.7%
	SOLD VOLUME	\$2,750,000	\$7,200,000	-61.8%
	AVERAGE PRICE	\$2,750,000	\$2,400,000	15%
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Greater Greenwich

DECEMBER 2021

NEW LISTINGS

40	-22%	\$2.3M	0%	\$1.7M	4%
Total Properties	Decrease From Dec 2020	Average Price	Change From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

52	-50%	\$2.6M	13%	\$2.0M	4%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

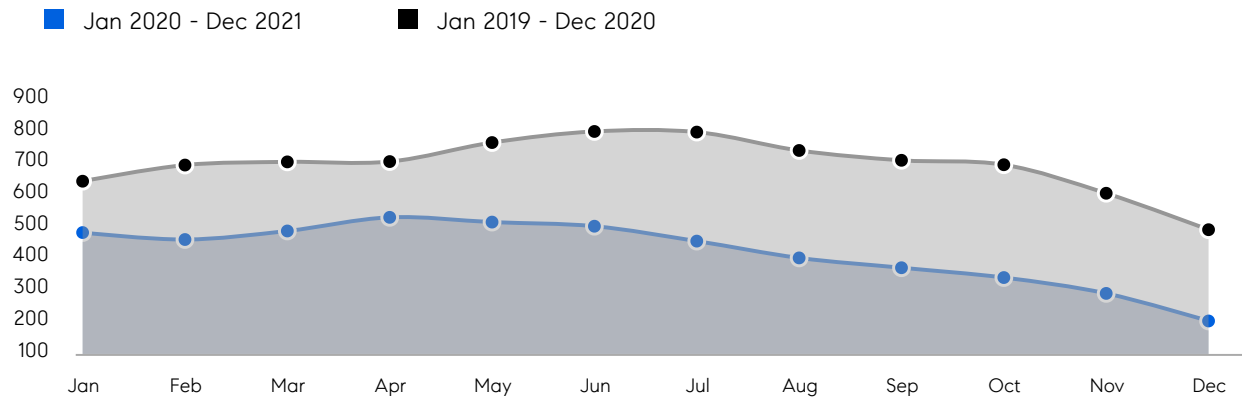
95	-22%	\$3.0M	22%	\$1.9M	7%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	108	146	-26%
	% OF ASKING PRICE	98%	96%	
	AVERAGE SOLD PRICE	\$3,025,506	\$2,472,012	22.4%
	# OF CONTRACTS	52	104	-50.0%
	NEW LISTINGS	40	51	-22%
Houses	AVERAGE DOM	108	133	-19%
	% OF ASKING PRICE	98%	96%	
	AVERAGE SOLD PRICE	\$3,441,618	\$2,794,272	5%
	# OF CONTRACTS	40	83	-52%
	NEW LISTINGS	27	35	-23%
Condo/Co-op/TH	AVERAGE DOM	109	183	-40%
	% OF ASKING PRICE	97%	97%	
	AVERAGE SOLD PRICE	\$1,245,472	\$1,526,020	-18%
	# OF CONTRACTS	12	21	-43%
	NEW LISTINGS	13	16	-19%

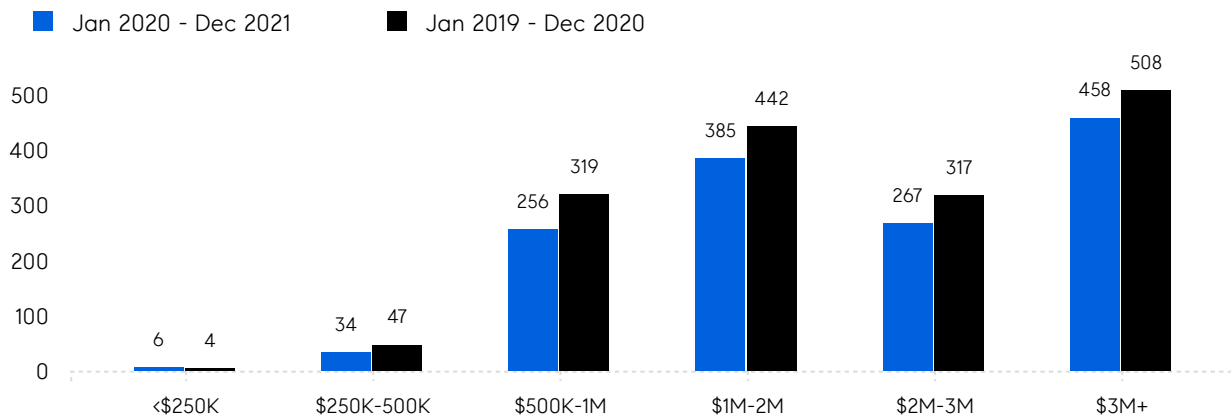
Greater Greenwich

DECEMBER 2021

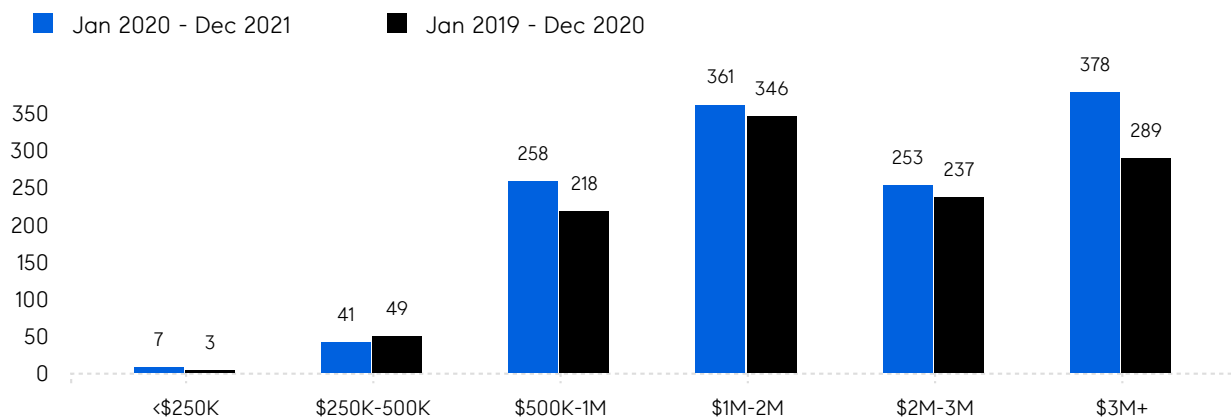
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Greater Greenwich

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	2	3	-33.3%
	SOLD VOLUME	\$771,000	\$1,177,000	-34.5%
	AVERAGE PRICE	\$385,500	\$392,333	-2%
\$500K-1M	# OF SALES	19	30	-36.7%
	SOLD VOLUME	\$14,621,100	\$22,731,625	-35.7%
	AVERAGE PRICE	\$769,532	\$757,721	2%
\$1M-2M	# OF SALES	28	33	-15.2%
	SOLD VOLUME	\$40,614,000	\$49,405,500	-17.8%
	AVERAGE PRICE	\$1,450,500	\$1,497,136	-3%
\$2M-3M	# OF SALES	23	24	-4.2%
	SOLD VOLUME	\$54,884,000	\$58,043,518	-5.4%
	AVERAGE PRICE	\$2,386,261	\$2,418,480	-1%
\$3M+	# OF SALES	23	32	-28.1%
	SOLD VOLUME	\$176,533,000	\$170,227,777	3.7%
	AVERAGE PRICE	\$7,675,348	\$5,319,618	44%

Kent

DECEMBER 2021

NEW LISTINGS

3	0%	\$484K	-46%	\$569K	34%
Total Properties	Change From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

6	0%	\$836K	123%	\$659K	172%
Total Properties	Change From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

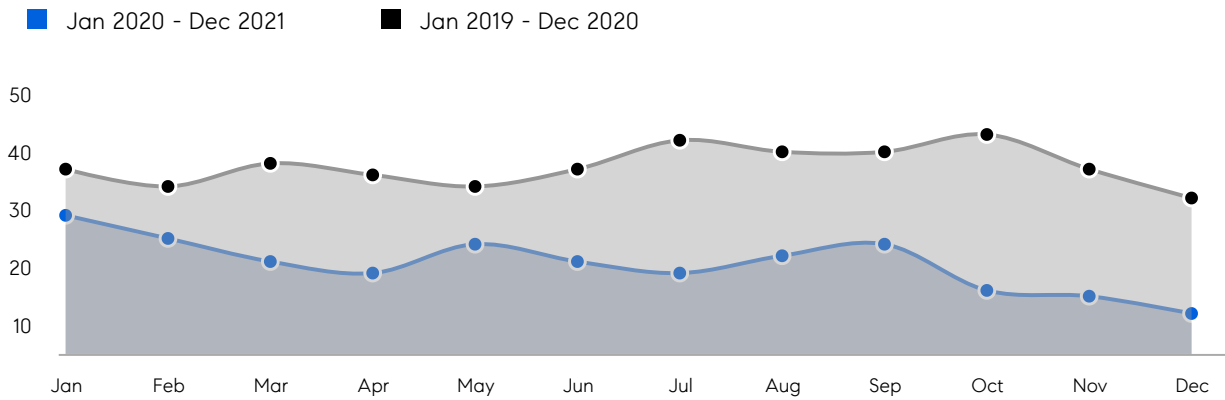
4	-67%	\$879K	34%	\$770K	108%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	92	151	-39%
	% OF ASKING PRICE	96%	98%	
	AVERAGE SOLD PRICE	\$879,750	\$656,232	34.1%
	# OF CONTRACTS	6	6	0.0%
	NEW LISTINGS	3	3	0%
Houses	AVERAGE DOM	104	119	-13%
	% OF ASKING PRICE	95%	98%	
	AVERAGE SOLD PRICE	\$1,080,000	\$695,435	5%
	# OF CONTRACTS	5	4	25%
	NEW LISTINGS	2	2	0%
Condo/Co-op/TH	AVERAGE DOM	55	504	-89%
	% OF ASKING PRICE	100%	98%	
	AVERAGE SOLD PRICE	\$279,000	\$225,000	24%
	# OF CONTRACTS	1	2	-50%
	NEW LISTINGS	1	1	0%

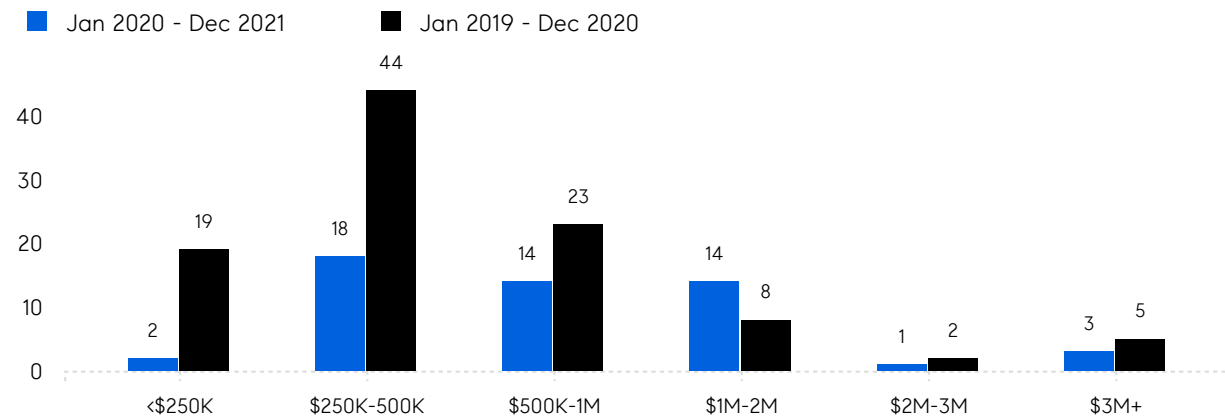
Kent

DECEMBER 2021

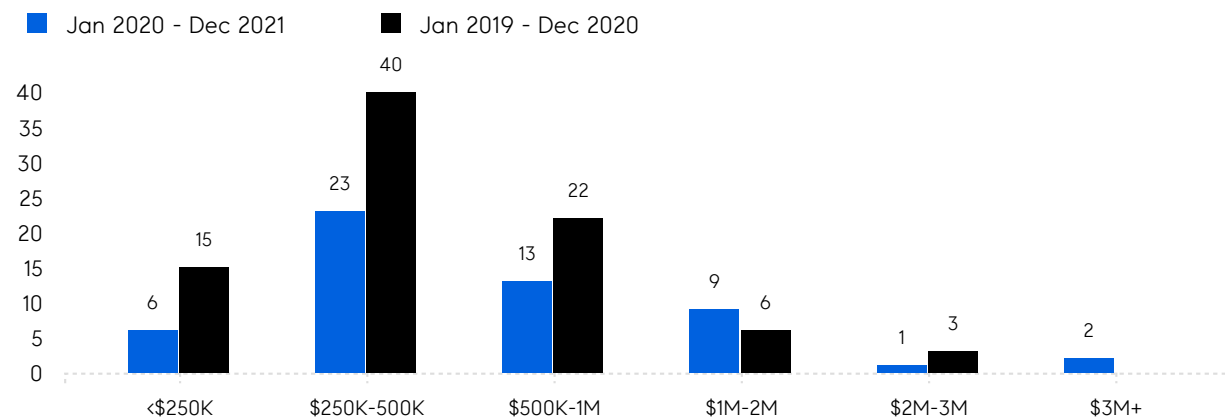
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Kent

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	3	0.0%
	SOLD VOLUME	-	\$690,000	-
	AVERAGE PRICE	-	\$230,000	-
\$250K-500K	# OF SALES	1	5	-80.0%
	SOLD VOLUME	\$279,000	\$1,754,000	-84.1%
	AVERAGE PRICE	\$279,000	\$350,800	-20%
\$500K-1M	# OF SALES	1	2	-50.0%
	SOLD VOLUME	\$500,000	\$1,638,788	-69.5%
	AVERAGE PRICE	\$500,000	\$819,394	-39%
\$1M-2M	# OF SALES	2	1	100.0%
	SOLD VOLUME	\$2,740,000	\$1,592,000	72.1%
	AVERAGE PRICE	\$1,370,000	\$1,592,000	-14%
\$2M-3M	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$2,200,000	-
	AVERAGE PRICE	-	\$2,200,000	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Litchfield

DECEMBER 2021

NEW LISTINGS

3	-67%	\$716K	-34%	\$449K	5%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

6	-54%	\$617K	8%	\$680K	42%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

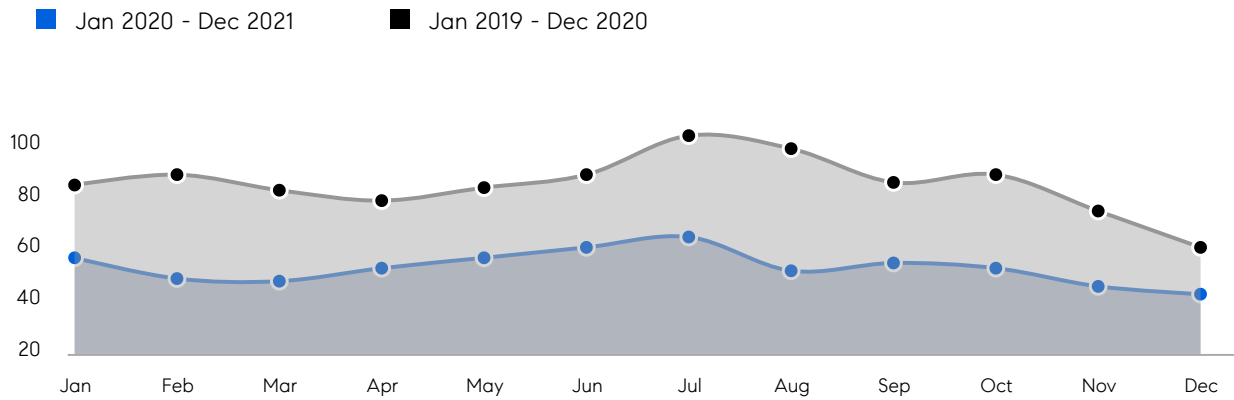
14	-22%	\$548K	8%	\$369K	-3%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Decrease From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	214	75	185%
	% OF ASKING PRICE	91%	97%	
	AVERAGE SOLD PRICE	\$548,243	\$505,665	8.4%
	# OF CONTRACTS	6	13	-53.8%
	NEW LISTINGS	3	9	-67%
Houses	AVERAGE DOM	214	79	171%
	% OF ASKING PRICE	91%	96%	
	AVERAGE SOLD PRICE	\$548,243	\$506,092	5%
	# OF CONTRACTS	5	13	-62%
	NEW LISTINGS	3	8	-62%
Condo/Co-op/TH	AVERAGE DOM	-	12	-
	% OF ASKING PRICE	-	122%	
	AVERAGE SOLD PRICE	-	\$498,404	-
	# OF CONTRACTS	1	0	0%
	NEW LISTINGS	0	1	0%

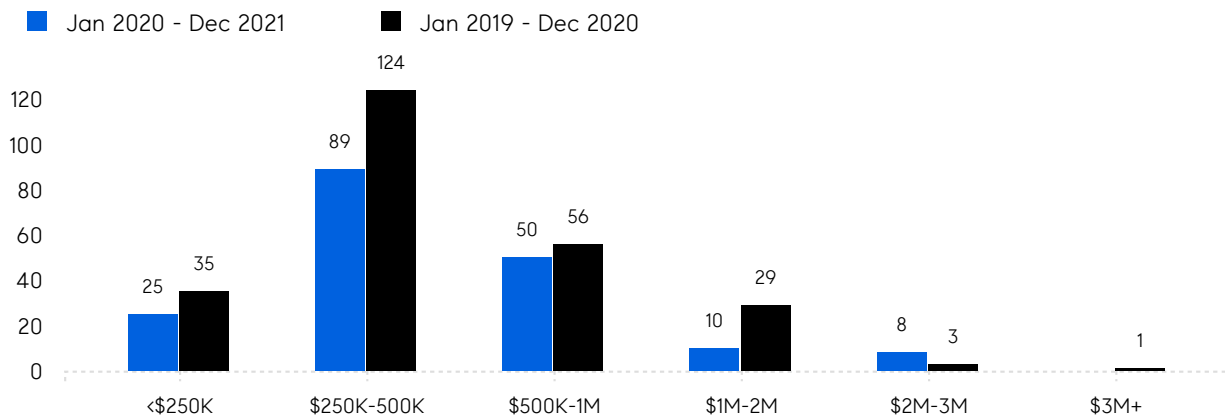
Litchfield

DECEMBER 2021

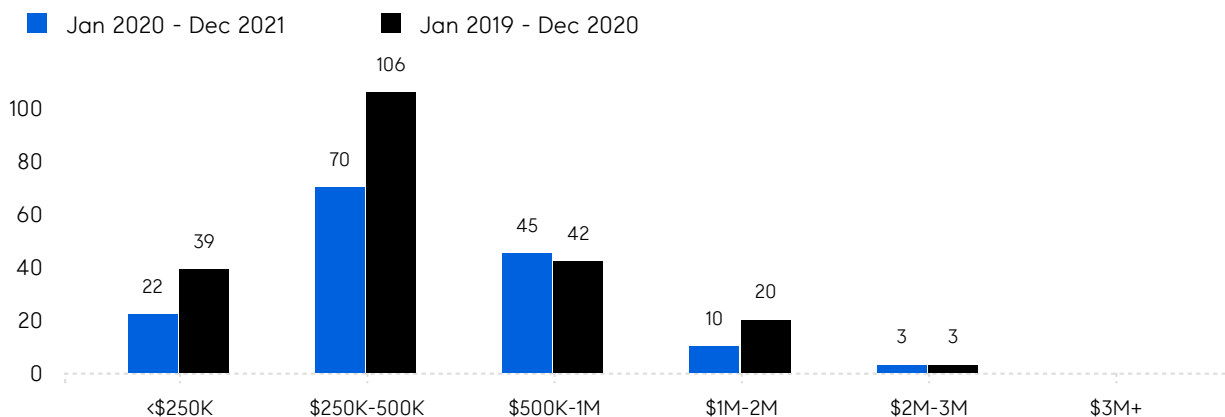
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Litchfield

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	3	5	-40.0%
	SOLD VOLUME	\$518,000	\$1,087,000	-52.3%
	AVERAGE PRICE	\$172,667	\$217,400	-21%
\$250K-500K	# OF SALES	6	8	-25.0%
	SOLD VOLUME	\$2,109,900	\$3,019,964	-30.1%
	AVERAGE PRICE	\$351,650	\$377,496	-7%
\$500K-1M	# OF SALES	3	2	50.0%
	SOLD VOLUME	\$2,097,500	\$1,125,000	86.4%
	AVERAGE PRICE	\$699,167	\$562,500	24%
\$1M-2M	# OF SALES	2	3	-33.3%
	SOLD VOLUME	\$2,950,000	\$3,870,000	-23.8%
	AVERAGE PRICE	\$1,475,000	\$1,290,000	14%
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Monroe

DECEMBER 2021

NEW LISTINGS

10	-41%	\$503K	22%	\$479K	22%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

15	-32%	\$449K	6%	\$399K	-10%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Decrease From Dec 2020

UNITS SOLD

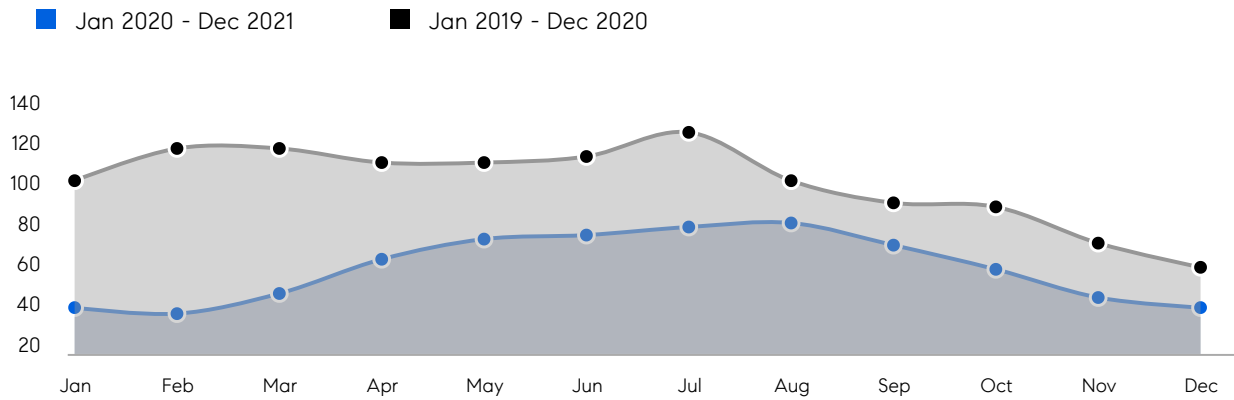
29	-34%	\$407K	-14%	\$380K	-17%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	33	61	-46%
	% OF ASKING PRICE	99%	100%	
	AVERAGE SOLD PRICE	\$407,769	\$476,082	-14.3%
	# OF CONTRACTS	15	22	-31.8%
	NEW LISTINGS	10	17	-41%
Houses	AVERAGE DOM	30	66	-55%
	% OF ASKING PRICE	99%	100%	
	AVERAGE SOLD PRICE	\$456,800	\$513,468	5%
	# OF CONTRACTS	10	19	-47%
	NEW LISTINGS	8	16	-50%
Condo/Co-op/TH	AVERAGE DOM	39	33	18%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$279,063	\$239,300	17%
	# OF CONTRACTS	5	3	67%
	NEW LISTINGS	2	1	100%

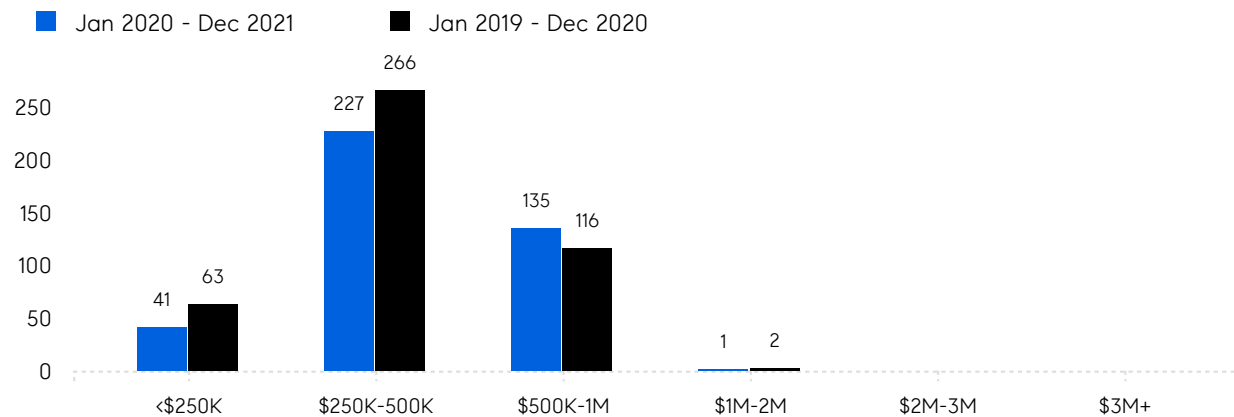
Monroe

DECEMBER 2021

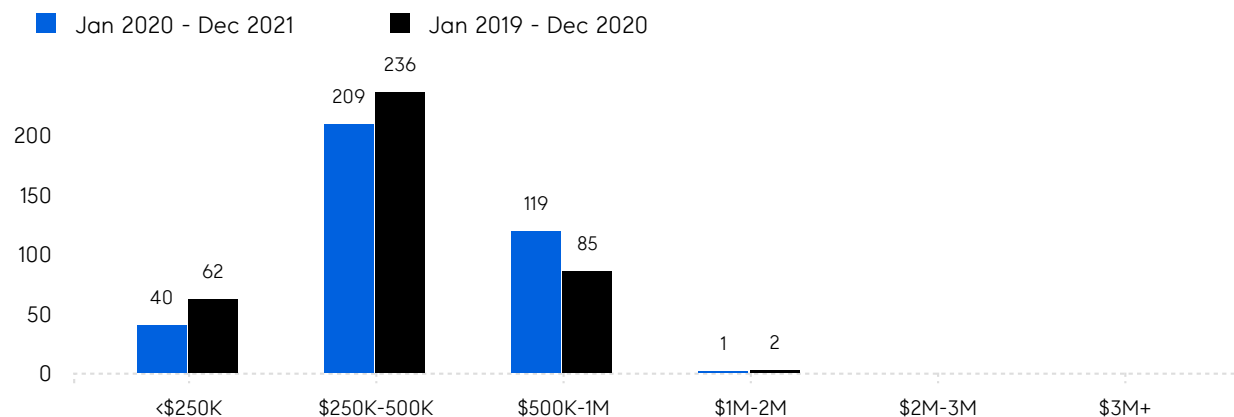
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Monroe

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	4	4	0.0%
	SOLD VOLUME	\$749,000	\$847,900	-11.7%
	AVERAGE PRICE	\$187,250	\$211,975	-12%
\$250K-500K	# OF SALES	17	24	-29.2%
	SOLD VOLUME	\$6,359,300	\$9,757,488	-34.8%
	AVERAGE PRICE	\$374,076	\$406,562	-8%
\$500K-1M	# OF SALES	8	15	-46.7%
	SOLD VOLUME	\$4,717,000	\$9,117,214	-48.3%
	AVERAGE PRICE	\$589,625	\$607,814	-3%
\$1M-2M	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$1,225,000	-
	AVERAGE PRICE	-	\$1,225,000	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Morris

DECEMBER 2021

NEW LISTINGS

3	50%	\$792K	36%	\$599K	3%
Total Properties	Increase From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

3	-25%	\$719K	43%	\$780K	78%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

2	-60%	\$580K	51%	\$580K	79%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	158	132	20%
	% OF ASKING PRICE	98%	95%	
	AVERAGE SOLD PRICE	\$580,500	\$385,001	50.8%
	# OF CONTRACTS	3	4	-25.0%
	NEW LISTINGS	3	2	50%
Houses	AVERAGE DOM	158	132	20%
	% OF ASKING PRICE	98%	95%	
	AVERAGE SOLD PRICE	\$580,500	\$385,001	5%
	# OF CONTRACTS	3	4	-25%
	NEW LISTINGS	3	2	50%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

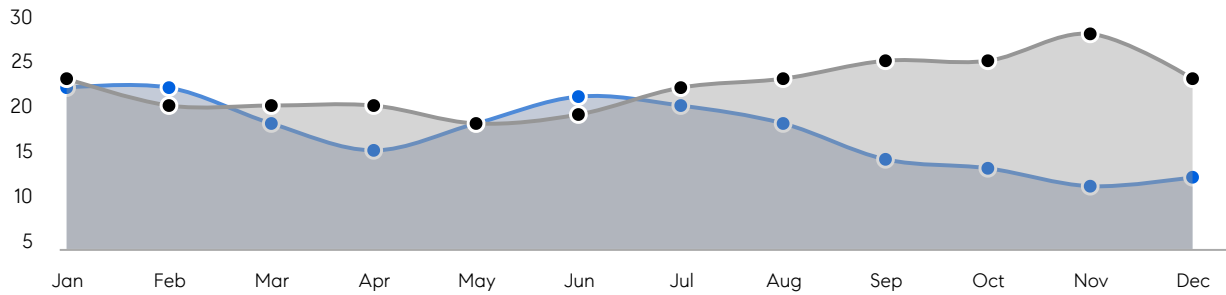
Morris

DECEMBER 2021

Monthly Inventory

■ Jan 2020 - Dec 2021

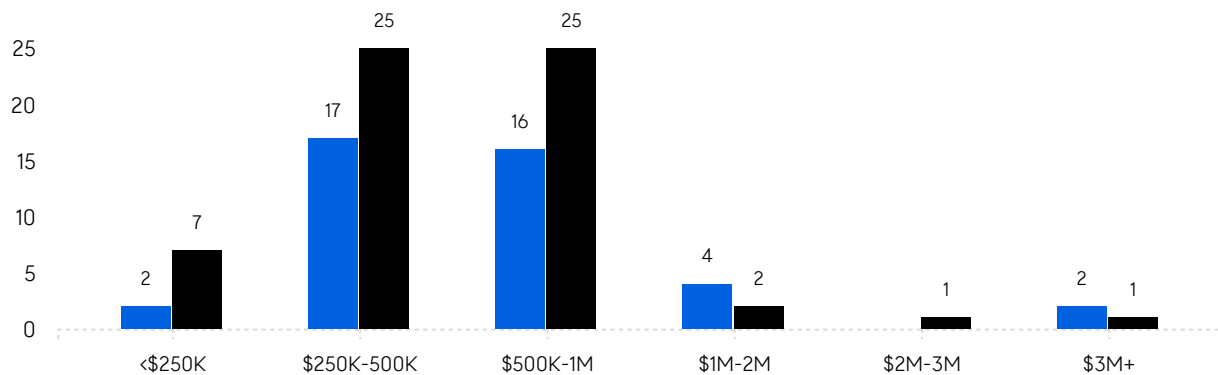
■ Jan 2019 - Dec 2020



Listings By Price Range

■ Jan 2020 - Dec 2021

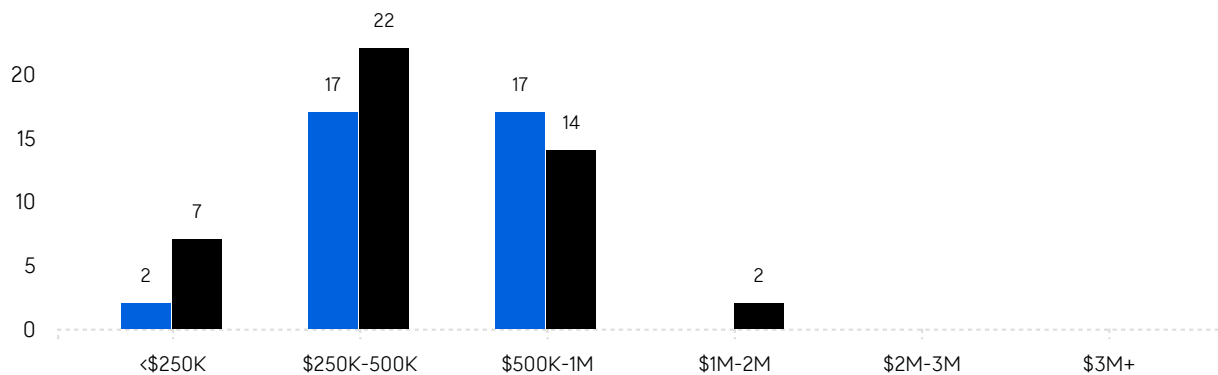
■ Jan 2019 - Dec 2020



Contracts By Price Range

■ Jan 2020 - Dec 2021

■ Jan 2019 - Dec 2020



Morris

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	1	4	-75.0%
	SOLD VOLUME	\$436,000	\$1,410,005	-69.1%
	AVERAGE PRICE	\$436,000	\$352,501	24%
\$500K-1M	# OF SALES	1	1	0.0%
	SOLD VOLUME	\$725,000	\$515,000	40.8%
	AVERAGE PRICE	\$725,000	\$515,000	41%
\$1M-2M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

New Canaan

DECEMBER 2021

NEW LISTINGS

13	-77%	\$3.3M	70%	\$2.7M	65%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

16	-64%	\$2.1M	25%	\$2.1M	50%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

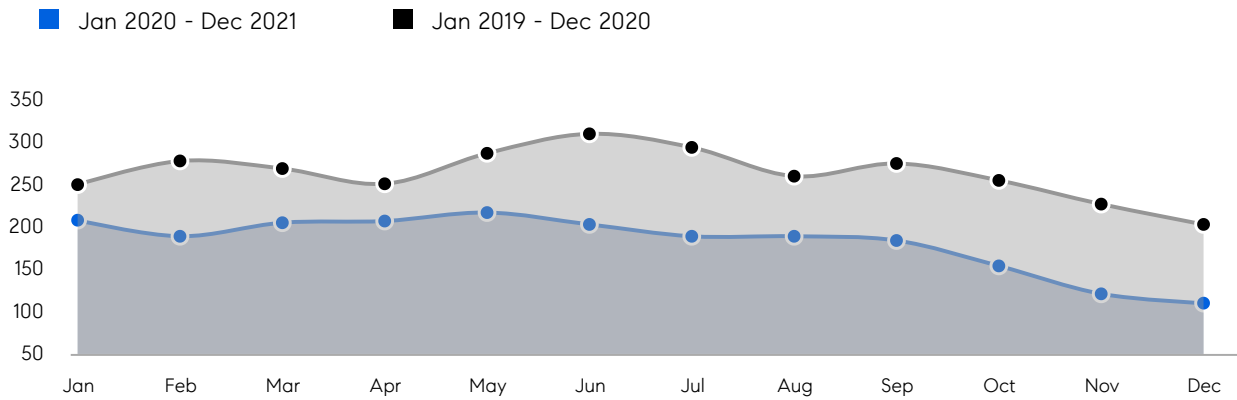
26	-53%	\$1.7M	11%	\$1.3M	-1%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Decrease From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	82	107	-23%
	% OF ASKING PRICE	99%	98%	
	AVERAGE SOLD PRICE	\$1,705,481	\$1,543,380	10.5%
	# OF CONTRACTS	16	45	-64.4%
	NEW LISTINGS	13	56	-77%
Houses	AVERAGE DOM	60	117	-49%
	% OF ASKING PRICE	99%	97%	
	AVERAGE SOLD PRICE	\$1,963,176	\$1,688,191	5%
	# OF CONTRACTS	11	35	-69%
	NEW LISTINGS	11	12	-8%
Condo/Co-op/TH	AVERAGE DOM	122	50	144%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$1,218,722	\$692,609	76%
	# OF CONTRACTS	5	10	-50%
	NEW LISTINGS	2	44	-95%

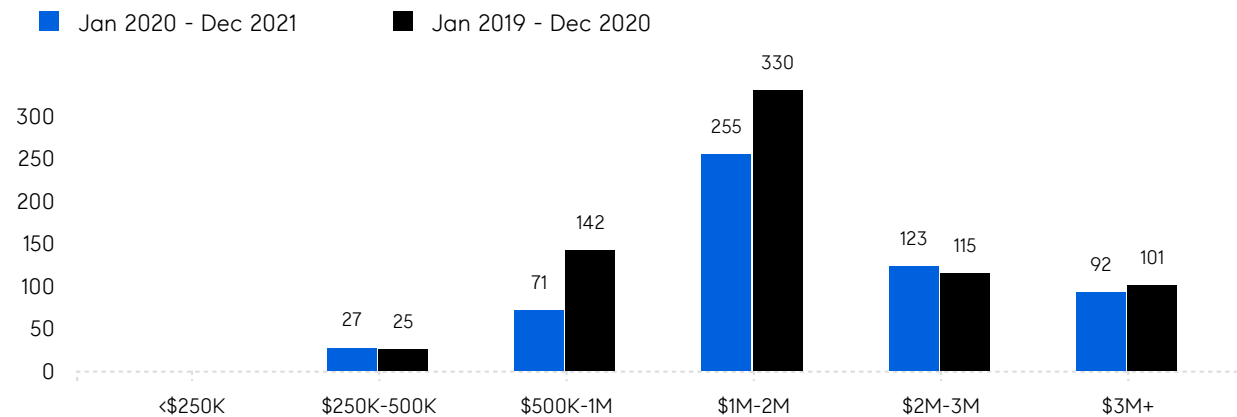
New Canaan

DECEMBER 2021

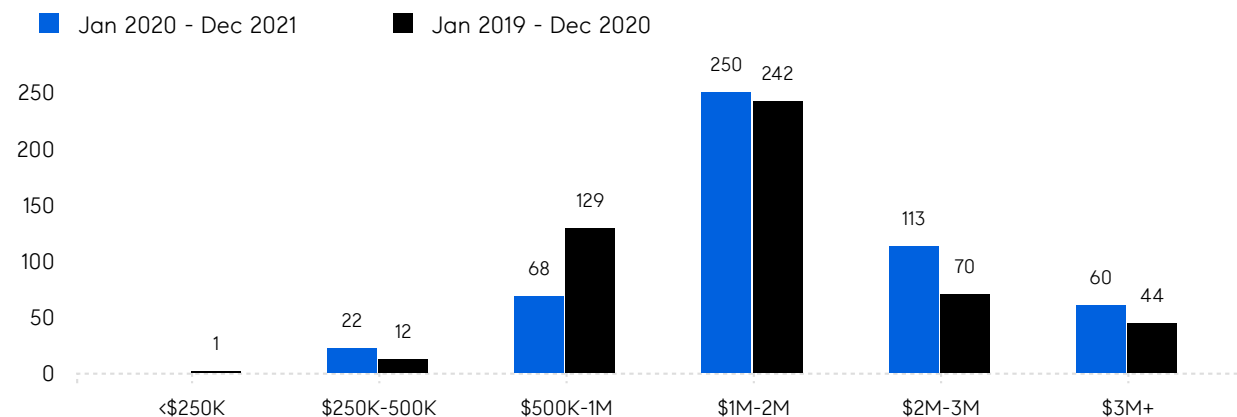
Monthly Inventory



Listings By Price Range



Contracts By Price Range



New Canaan

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	2	1	100.0%
	SOLD VOLUME	\$754,000	\$325,000	132.0%
	AVERAGE PRICE	\$377,000	\$325,000	16%
\$500K-1M	# OF SALES	4	12	-66.7%
	SOLD VOLUME	\$3,363,500	\$8,700,875	-61.3%
	AVERAGE PRICE	\$840,875	\$725,073	16%
\$1M-2M	# OF SALES	14	31	-54.8%
	SOLD VOLUME	\$20,640,000	\$45,152,500	-54.3%
	AVERAGE PRICE	\$1,474,286	\$1,456,532	1%
\$2M-3M	# OF SALES	2	7	-71.4%
	SOLD VOLUME	\$5,650,000	\$16,112,500	-64.9%
	AVERAGE PRICE	\$2,825,000	\$2,301,786	23%
\$3M+	# OF SALES	4	4	0.0%
	SOLD VOLUME	\$13,935,000	\$14,595,000	-4.5%
	AVERAGE PRICE	\$3,483,750	\$3,648,750	-5%

New Fairfield

DECEMBER 2021

NEW LISTINGS

9	-40%	\$387K	-33%	\$349K	-22%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNDER CONTRACT

13	-46%	\$613K	-11%	\$400K	-24%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNITS SOLD

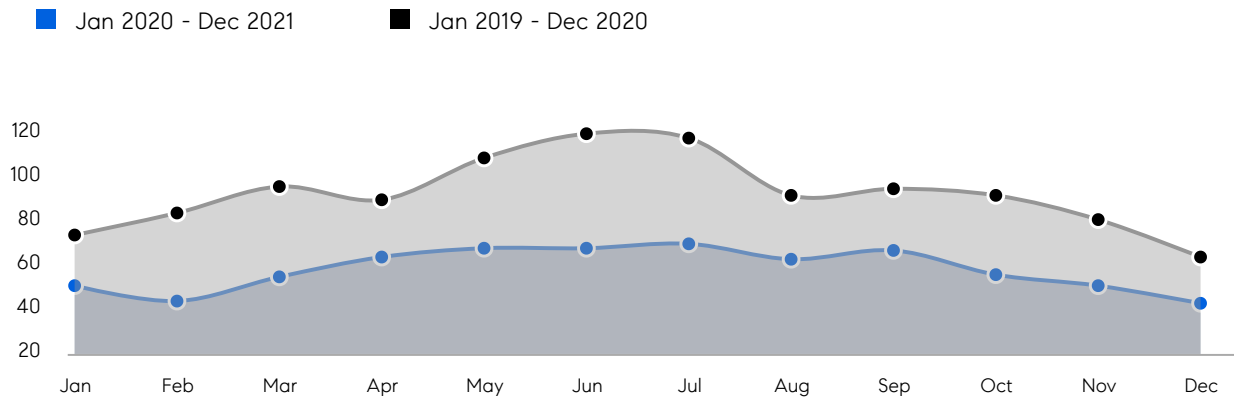
27	-7%	\$653K	40%	\$465K	16%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	58	60	-3%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$653,730	\$468,155	39.6%
	# OF CONTRACTS	13	24	-45.8%
	NEW LISTINGS	9	15	-40%
Houses	AVERAGE DOM	58	60	-3%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$653,730	\$468,155	5%
	# OF CONTRACTS	13	24	-46%
	NEW LISTINGS	9	15	-40%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

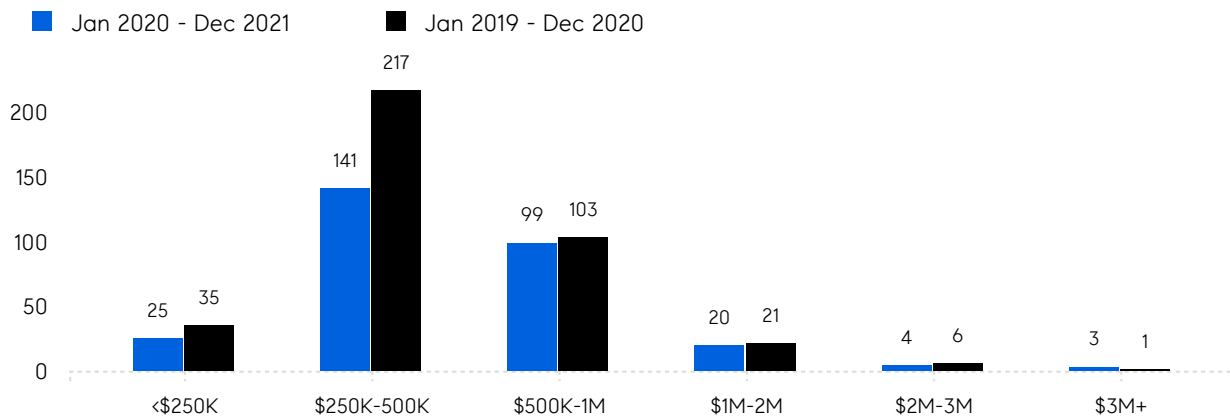
New Fairfield

DECEMBER 2021

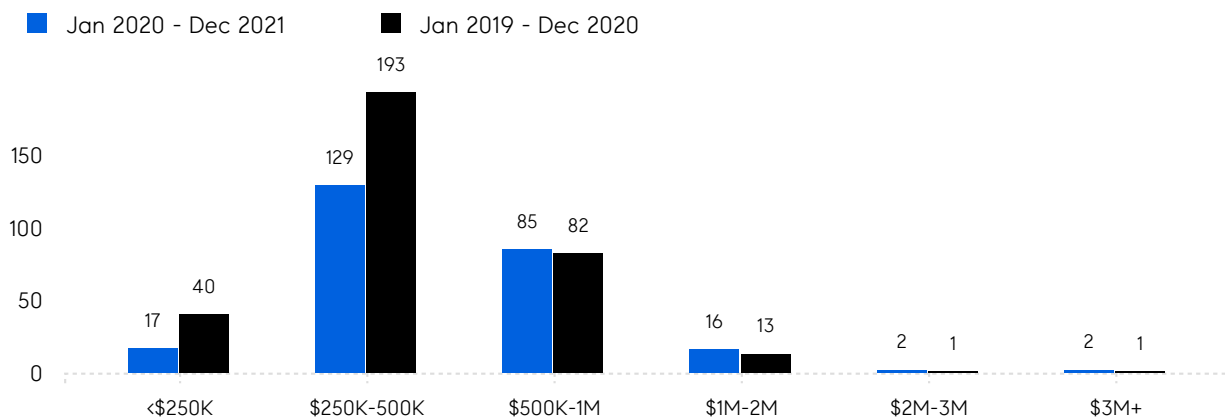
Monthly Inventory



Listings By Price Range



Contracts By Price Range



New Fairfield

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	1	4	-75.0%
	SOLD VOLUME	\$203,000	\$870,000	-76.7%
	AVERAGE PRICE	\$203,000	\$217,500	-7%
\$250K-500K	# OF SALES	14	14	0.0%
	SOLD VOLUME	\$5,459,399	\$5,170,500	5.6%
	AVERAGE PRICE	\$389,957	\$369,321	6%
\$500K-1M	# OF SALES	7	10	-30.0%
	SOLD VOLUME	\$4,288,300	\$5,836,000	-26.5%
	AVERAGE PRICE	\$612,614	\$583,600	5%
\$1M-2M	# OF SALES	4	1	300.0%
	SOLD VOLUME	\$4,775,000	\$1,700,000	180.9%
	AVERAGE PRICE	\$1,193,750	\$1,700,000	-30%
\$2M-3M	# OF SALES	1	0	0.0%
	SOLD VOLUME	\$2,925,000	-	-
	AVERAGE PRICE	\$2,925,000	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

New Milford

DECEMBER 2021

NEW LISTINGS

28	-22%	\$514K	9%	\$404K	27%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

24	-51%	\$388K	-3%	\$399K	10%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

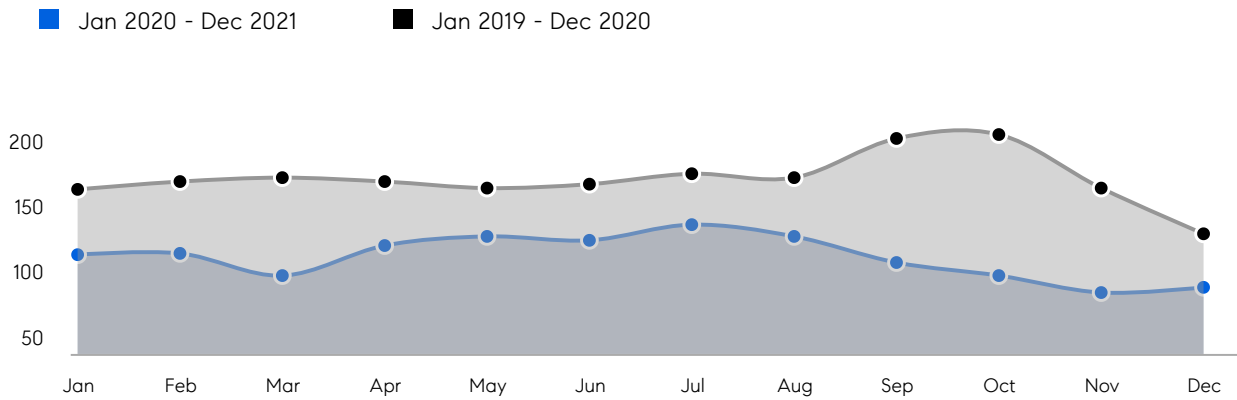
40	-41%	\$440K	19%	\$428K	32%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	63	73	-14%
	% OF ASKING PRICE	102%	99%	
	AVERAGE SOLD PRICE	\$440,985	\$370,140	19.1%
	# OF CONTRACTS	24	49	-51.0%
	NEW LISTINGS	28	36	-22%
Houses	AVERAGE DOM	63	70	-10%
	% OF ASKING PRICE	102%	100%	
	AVERAGE SOLD PRICE	\$475,379	\$443,037	5%
	# OF CONTRACTS	21	41	-49%
	NEW LISTINGS	21	27	-22%
Condo/Co-op/TH	AVERAGE DOM	68	80	-15%
	% OF ASKING PRICE	102%	97%	
	AVERAGE SOLD PRICE	\$246,083	\$151,447	62%
	# OF CONTRACTS	3	8	-62%
	NEW LISTINGS	7	9	-22%

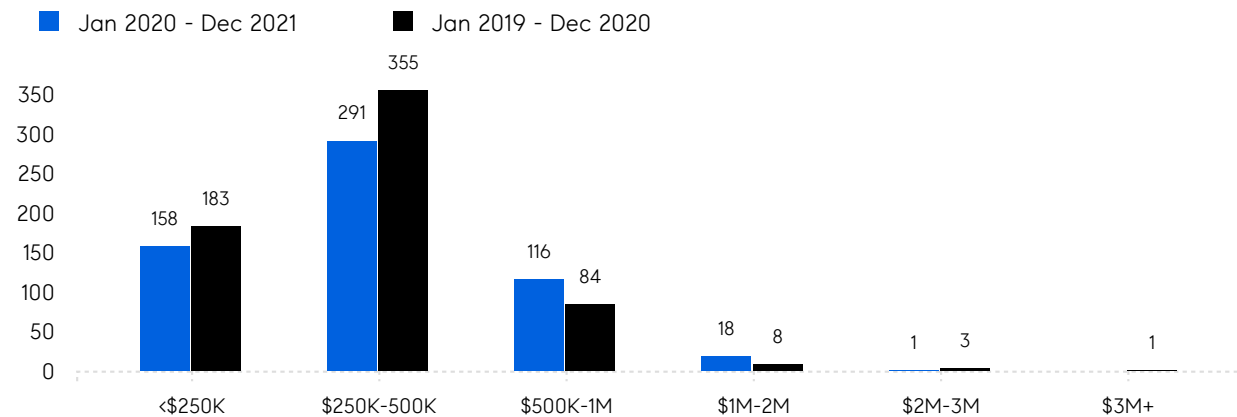
New Milford

DECEMBER 2021

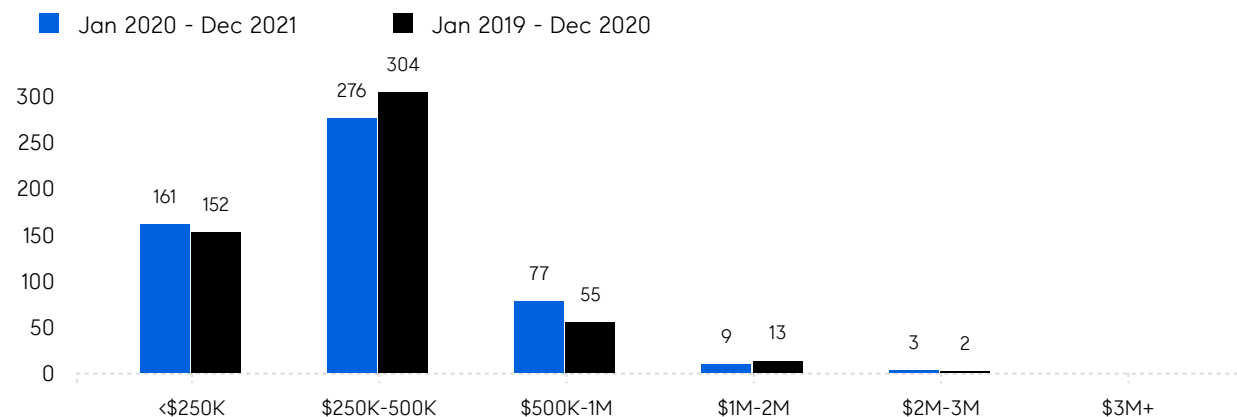
Monthly Inventory



Listings By Price Range



Contracts By Price Range



New Milford

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	6	19	-68.4%
	SOLD VOLUME	\$1,091,500	\$2,599,600	-58.0%
	AVERAGE PRICE	\$181,917	\$136,821	33%
\$250K-500K	# OF SALES	22	40	-45.0%
	SOLD VOLUME	\$8,742,400	\$14,085,900	-37.9%
	AVERAGE PRICE	\$397,382	\$352,148	13%
\$500K-1M	# OF SALES	12	7	71.4%
	SOLD VOLUME	\$7,805,500	\$4,434,000	76.0%
	AVERAGE PRICE	\$650,458	\$633,429	3%
\$1M-2M	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$1,800,000	-
	AVERAGE PRICE	-	\$1,800,000	-
\$2M-3M	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$2,250,000	-
	AVERAGE PRICE	-	\$2,250,000	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Newtown

DECEMBER 2021

NEW LISTINGS

25	4%	\$525K	4%	\$499K	5%
Total Properties	Increase From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

27	-43%	\$480K	-6%	\$399K	-23%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNITS SOLD

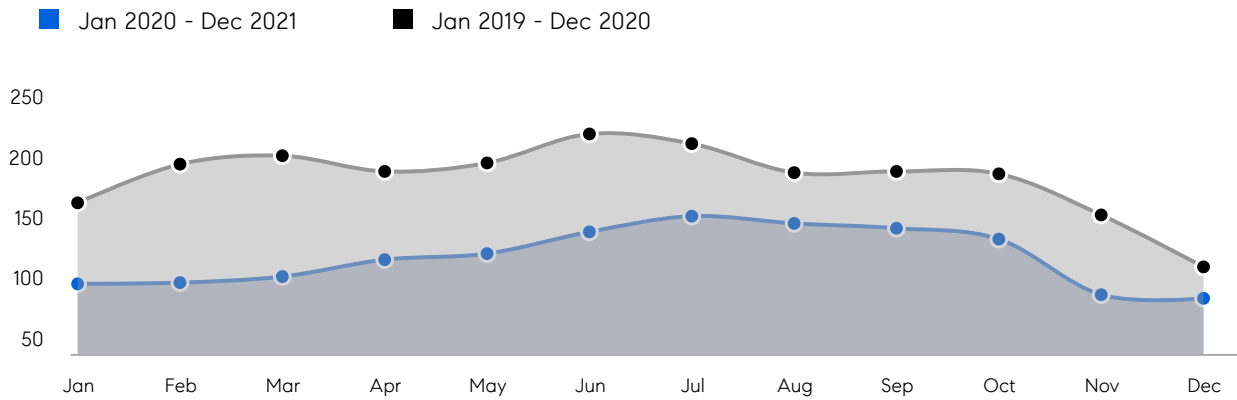
53	-24%	\$569K	15%	\$507K	7%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	62	67	-7%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$569,454	\$496,415	14.7%
	# OF CONTRACTS	27	47	-42.6%
	NEW LISTINGS	25	24	4%
Houses	AVERAGE DOM	65	61	7%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$569,922	\$502,914	5%
	# OF CONTRACTS	26	41	-37%
	NEW LISTINGS	24	24	0%
Condo/Co-op/TH	AVERAGE DOM	35	169	-79%
	% OF ASKING PRICE	106%	105%	
	AVERAGE SOLD PRICE	\$564,961	\$389,171	45%
	# OF CONTRACTS	1	6	-83%
	NEW LISTINGS	1	0	0%

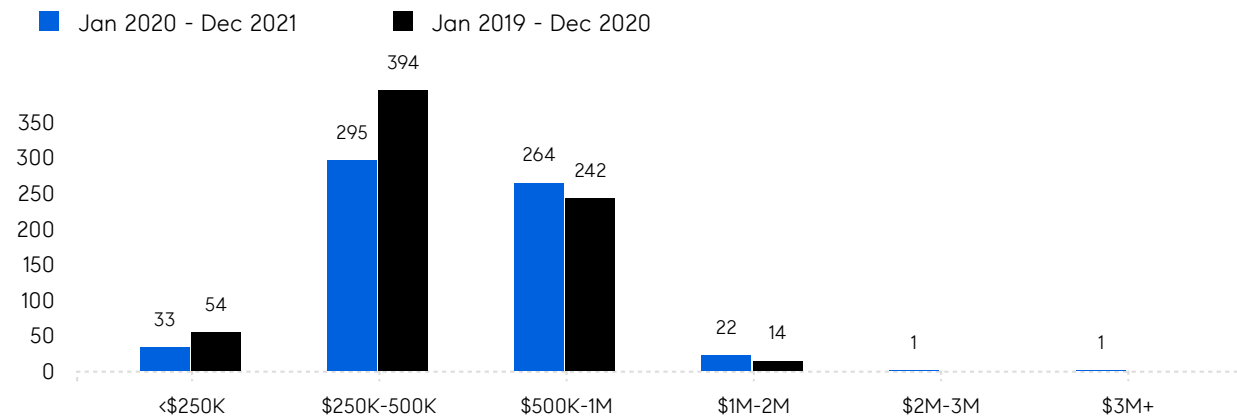
Newtown

DECEMBER 2021

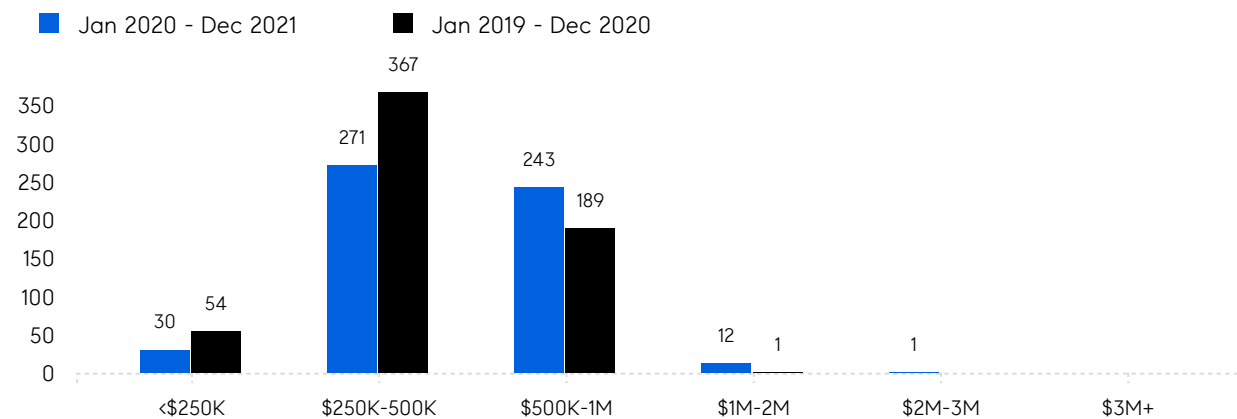
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Newtown

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	3	4	-25.0%
	SOLD VOLUME	\$684,000	\$831,125	-17.7%
	AVERAGE PRICE	\$228,000	\$207,781	10%
\$250K-500K	# OF SALES	22	37	-40.5%
	SOLD VOLUME	\$8,757,000	\$14,653,834	-40.2%
	AVERAGE PRICE	\$398,045	\$396,050	1%
\$500K-1M	# OF SALES	27	29	-6.9%
	SOLD VOLUME	\$18,665,054	\$19,264,075	-3.1%
	AVERAGE PRICE	\$691,298	\$664,278	4%
\$1M-2M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$2M-3M	# OF SALES	1	0	0.0%
	SOLD VOLUME	\$2,075,000	-	-
	AVERAGE PRICE	\$2,075,000	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Norwalk

DECEMBER 2021

NEW LISTINGS

51	11%	\$577K	21%	\$429K	-1%
Total Properties	Increase From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Change From Dec 2020

UNDER CONTRACT

78	-11%	\$519K	9%	\$439K	2%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

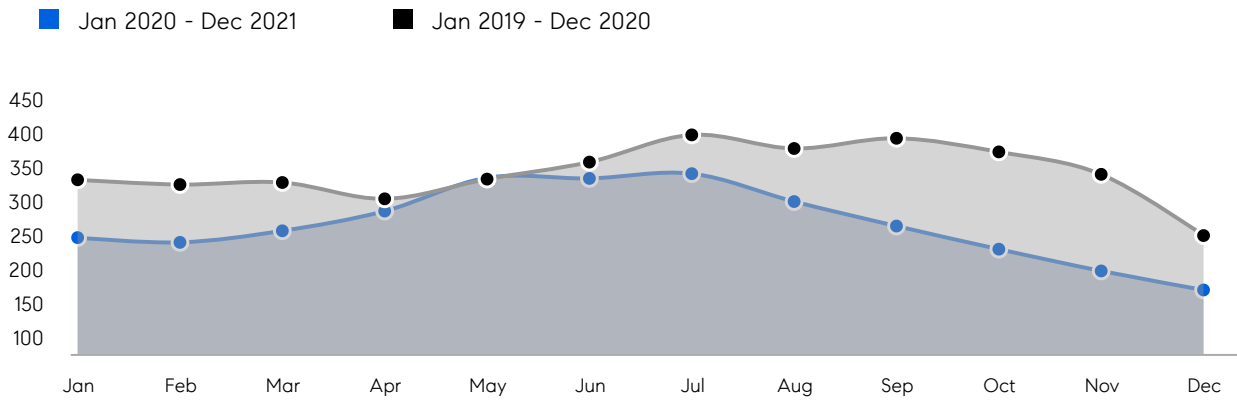
111	-16%	\$496K	0%	\$455K	5%
Total Properties	Decrease From Dec 2020	Average Price	Change From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	51	63	-19%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$496,700	\$497,710	-0.2%
	# OF CONTRACTS	78	88	-11.4%
	NEW LISTINGS	51	46	11%
Houses	AVERAGE DOM	48	62	-23%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$629,967	\$645,110	5%
	# OF CONTRACTS	47	53	-11%
	NEW LISTINGS	23	27	-15%
Condo/Co-op/TH	AVERAGE DOM	55	64	-14%
	% OF ASKING PRICE	99%	98%	
	AVERAGE SOLD PRICE	\$315,231	\$291,350	8%
	# OF CONTRACTS	31	35	-11%
	NEW LISTINGS	28	19	47%

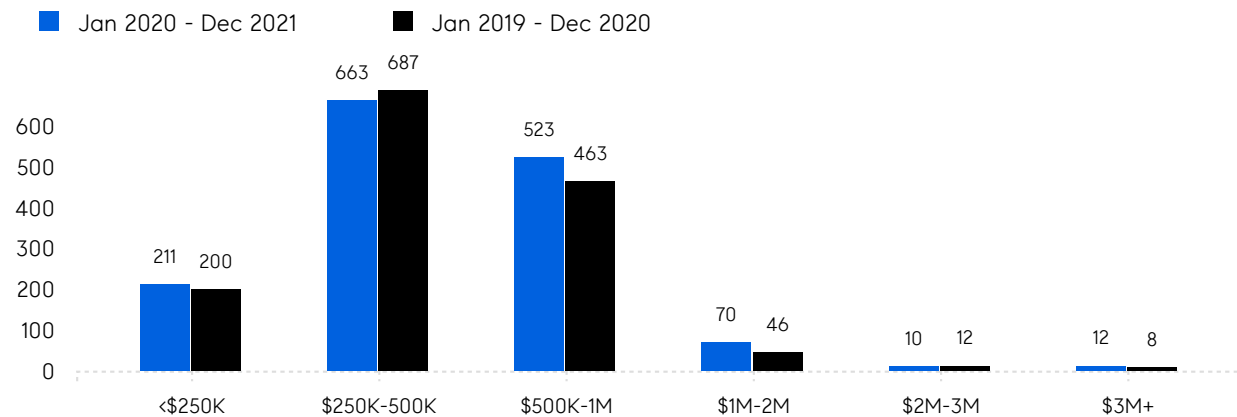
Norwalk

DECEMBER 2021

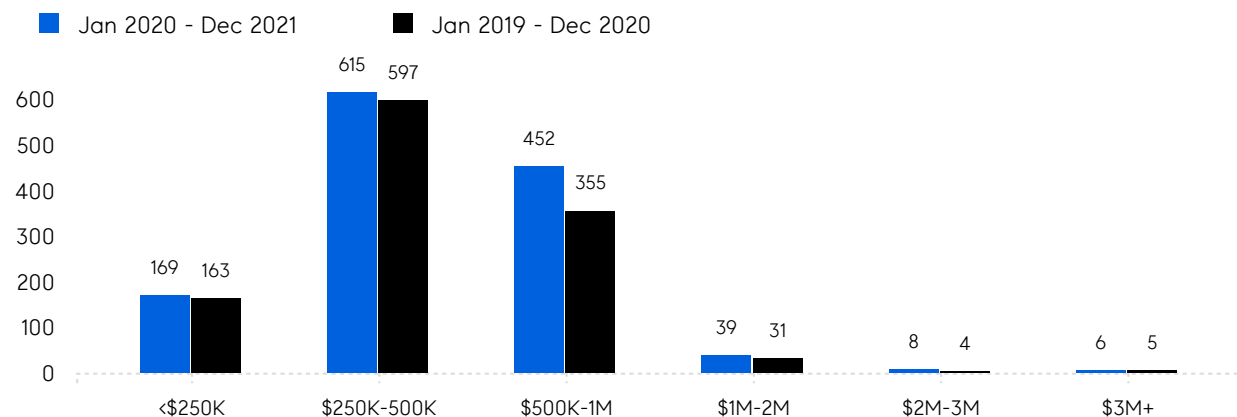
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Norwalk

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	15	23	-34.8%
	SOLD VOLUME	\$3,111,500	\$4,742,463	-34.4%
	AVERAGE PRICE	\$207,433	\$206,194	1%
\$250K-500K	# OF SALES	53	59	-10.2%
	SOLD VOLUME	\$20,253,963	\$21,899,300	-7.5%
	AVERAGE PRICE	\$382,150	\$371,175	3%
\$500K-1M	# OF SALES	41	43	-4.7%
	SOLD VOLUME	\$27,267,039	\$27,571,965	-1.1%
	AVERAGE PRICE	\$665,050	\$641,208	4%
\$1M-2M	# OF SALES	1	5	-80.0%
	SOLD VOLUME	\$1,006,231	\$6,619,000	-84.8%
	AVERAGE PRICE	\$1,006,231	\$1,323,800	-24%
\$2M-3M	# OF SALES	0	2	0.0%
	SOLD VOLUME	-	\$4,865,000	-
	AVERAGE PRICE	-	\$2,432,500	-
\$3M+	# OF SALES	1	0	0.0%
	SOLD VOLUME	\$3,495,000	-	-
	AVERAGE PRICE	\$3,495,000	-	-

Redding

DECEMBER 2021

NEW LISTINGS

7	17%	\$627K	-22%	\$729K	2%
Total Properties	Increase From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

10	-52%	\$676K	-2%	\$739K	-1%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNITS SOLD

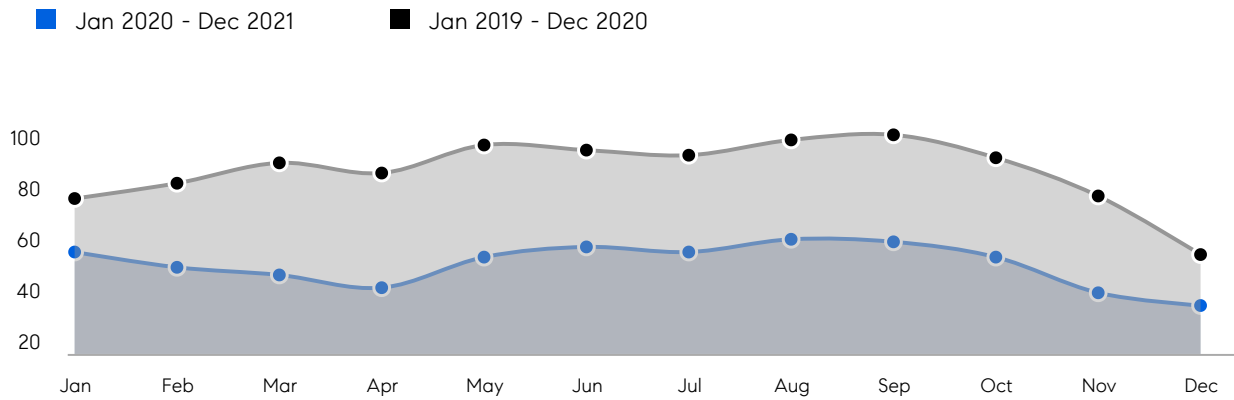
18	-25%	\$718K	3%	\$658K	-1%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Decrease From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	52	81	-36%
	% OF ASKING PRICE	100%	97%	
	AVERAGE SOLD PRICE	\$718,083	\$699,079	2.7%
	# OF CONTRACTS	10	21	-52.4%
	NEW LISTINGS	7	6	17%
Houses	AVERAGE DOM	52	78	-33%
	% OF ASKING PRICE	100%	97%	
	AVERAGE SOLD PRICE	\$718,083	\$739,223	5%
	# OF CONTRACTS	10	20	-50%
	NEW LISTINGS	7	6	17%
Condo/Co-op/TH	AVERAGE DOM	-	111	-
	% OF ASKING PRICE	-	94%	
	AVERAGE SOLD PRICE	-	\$257,500	-
	# OF CONTRACTS	0	1	0%
	NEW LISTINGS	0	0	0%

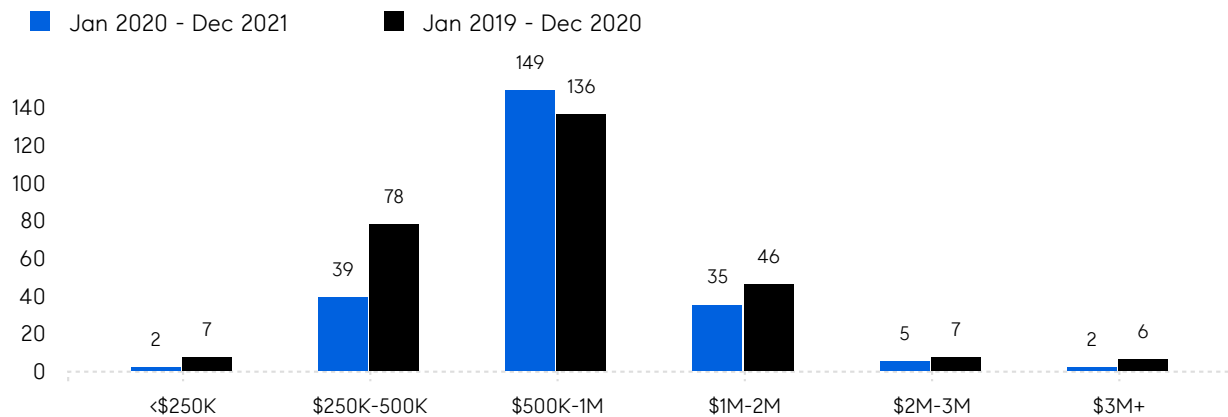
Redding

DECEMBER 2021

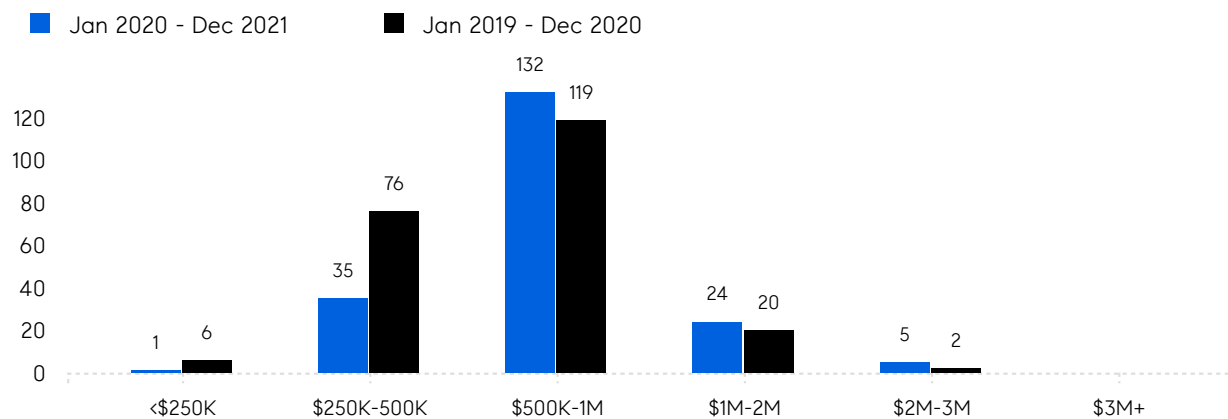
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Redding

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$240,000	-
	AVERAGE PRICE	-	\$240,000	-
\$250K-500K	# OF SALES	3	7	-57.1%
	SOLD VOLUME	\$1,144,000	\$2,692,900	-57.5%
	AVERAGE PRICE	\$381,333	\$384,700	-1%
\$500K-1M	# OF SALES	13	12	8.3%
	SOLD VOLUME	\$9,006,500	\$8,320,000	8.3%
	AVERAGE PRICE	\$692,808	\$693,333	0%
\$1M-2M	# OF SALES	2	4	-50.0%
	SOLD VOLUME	\$2,775,000	\$5,525,000	-49.8%
	AVERAGE PRICE	\$1,387,500	\$1,381,250	0%
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Ridgefield

DECEMBER 2021

NEW LISTINGS

15	-50%	\$677K	-18%	\$629K	-6%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNDER CONTRACT

27	-47%	\$840K	8%	\$750K	-
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Change From Dec 2020

UNITS SOLD

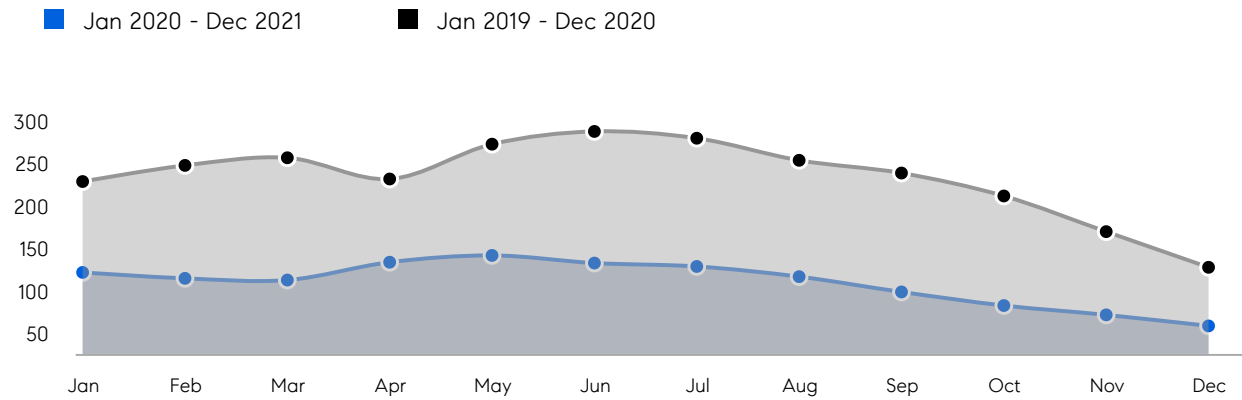
35	-51%	\$757K	-7%	\$725K	5%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	55	80	-31%
	% OF ASKING PRICE	101%	99%	
	AVERAGE SOLD PRICE	\$757,174	\$817,920	-7.4%
	# OF CONTRACTS	27	51	-47.1%
	NEW LISTINGS	15	30	-50%
Houses	AVERAGE DOM	58	85	-32%
	% OF ASKING PRICE	101%	99%	
	AVERAGE SOLD PRICE	\$833,831	\$901,170	5%
	# OF CONTRACTS	24	44	-45%
	NEW LISTINGS	13	24	-46%
Condo/Co-op/TH	AVERAGE DOM	45	48	-6%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$386,667	\$244,422	58%
	# OF CONTRACTS	3	7	-57%
	NEW LISTINGS	2	6	-67%

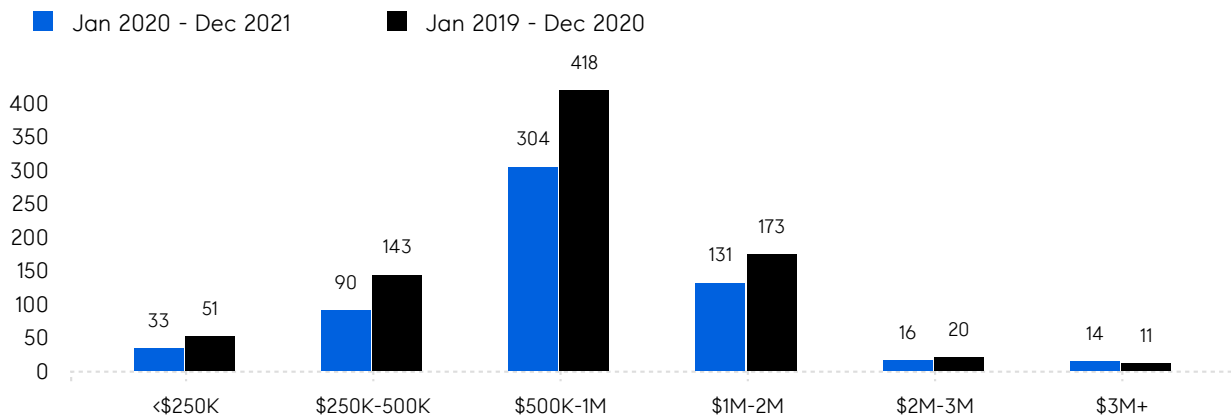
Ridgefield

DECEMBER 2021

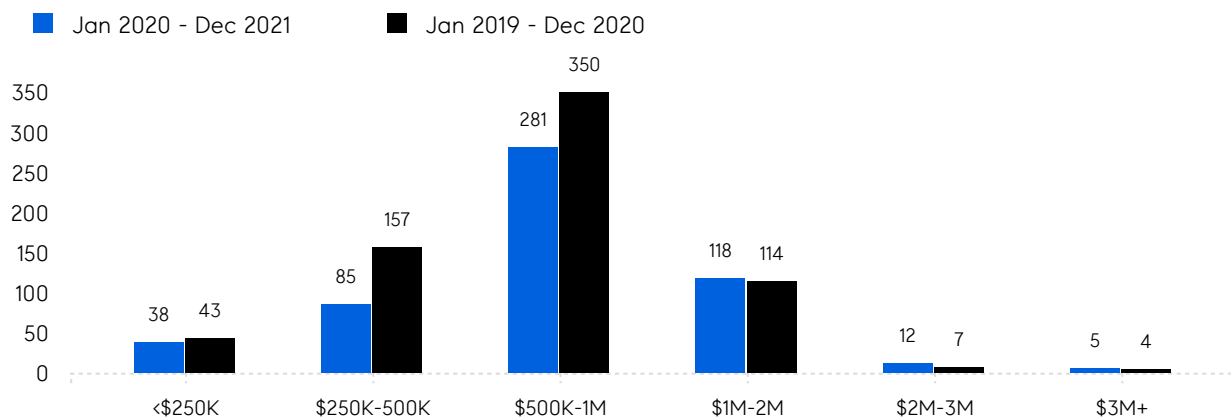
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Ridgefield

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	2	4	-50.0%
	SOLD VOLUME	\$456,000	\$538,800	-15.4%
	AVERAGE PRICE	\$228,000	\$134,700	69%
\$250K-500K	# OF SALES	7	15	-53.3%
	SOLD VOLUME	\$2,790,000	\$5,786,399	-51.8%
	AVERAGE PRICE	\$398,571	\$385,760	3%
\$500K-1M	# OF SALES	16	35	-54.3%
	SOLD VOLUME	\$10,981,353	\$25,255,524	-56.5%
	AVERAGE PRICE	\$686,335	\$721,586	-5%
\$1M-2M	# OF SALES	10	16	-37.5%
	SOLD VOLUME	\$12,273,750	\$21,291,602	-42.4%
	AVERAGE PRICE	\$1,227,375	\$1,330,725	-8%
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$5,200,000	-
	AVERAGE PRICE	-	\$5,200,000	-

Rowayton

DECEMBER 2021

NEW LISTINGS

1	-50%	\$1.2M	-22%	\$1.2M	-22%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNDER CONTRACT

3	-67%	\$2.9M	90%	\$2.1M	29%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

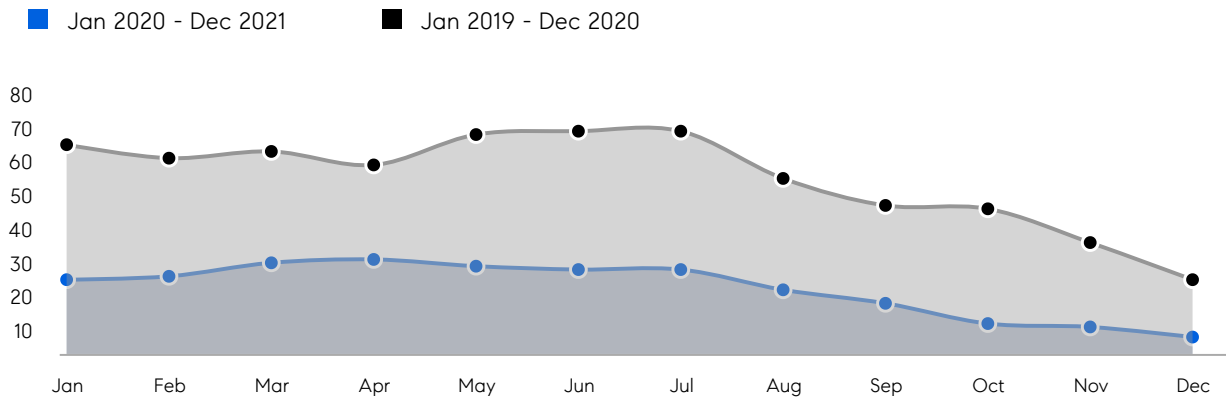
5	-29%	\$3.0M	125%	\$3.1M	121%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	94	63	49%
	% OF ASKING PRICE	96%	96%	
	AVERAGE SOLD PRICE	\$3,057,375	\$1,360,345	124.7%
	# OF CONTRACTS	3	9	-66.7%
	NEW LISTINGS	1	2	-50%
Houses	AVERAGE DOM	94	63	49%
	% OF ASKING PRICE	96%	96%	
	AVERAGE SOLD PRICE	\$3,057,375	\$1,360,345	5%
	# OF CONTRACTS	3	9	-67%
	NEW LISTINGS	1	2	-50%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

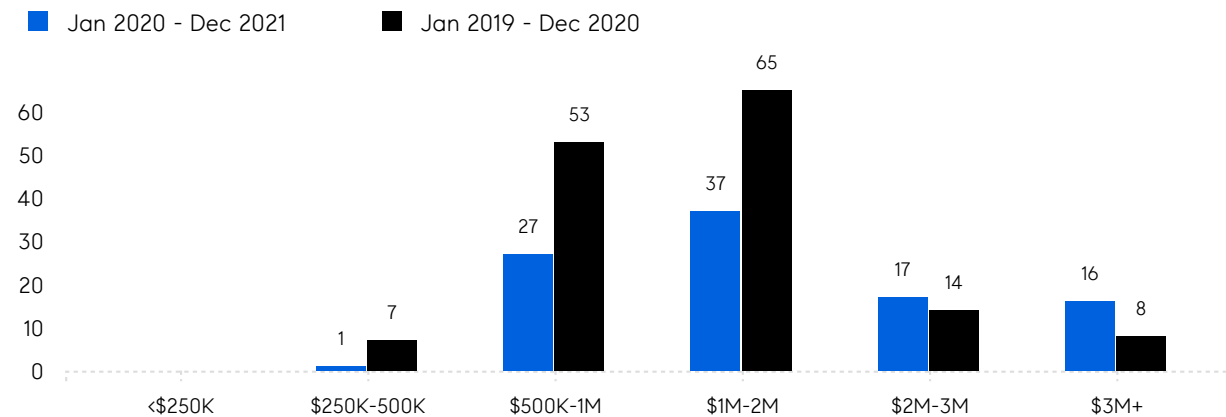
Rowayton

DECEMBER 2021

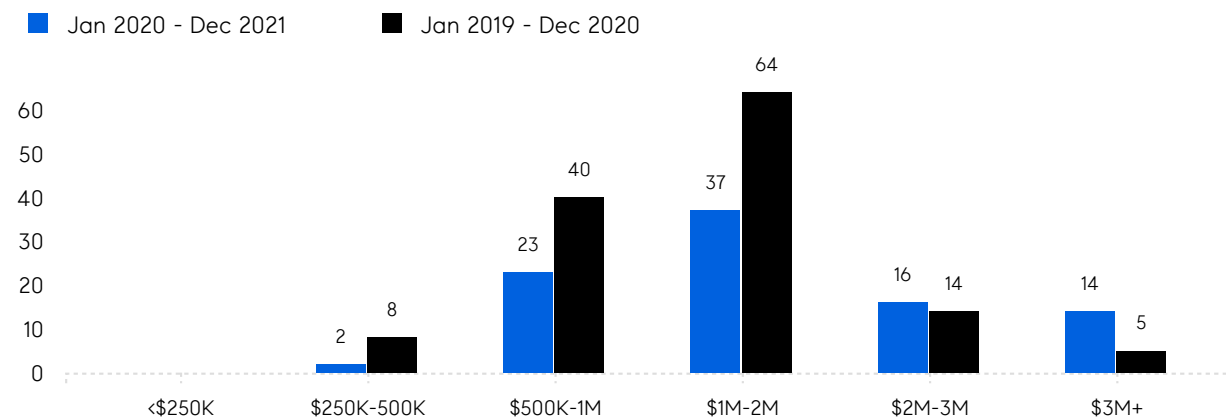
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Rowayton

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$500K-1M	# OF SALES	1	2	-50.0%
	SOLD VOLUME	\$975,000	\$1,460,000	-33.2%
	AVERAGE PRICE	\$975,000	\$730,000	34%
\$1M-2M	# OF SALES	0	4	0.0%
	SOLD VOLUME	-	\$6,015,418	-
	AVERAGE PRICE	-	\$1,503,855	-
\$2M-3M	# OF SALES	1	1	0.0%
	SOLD VOLUME	\$2,030,000	\$2,047,000	-0.8%
	AVERAGE PRICE	\$2,030,000	\$2,047,000	-1%
\$3M+	# OF SALES	3	0	0.0%
	SOLD VOLUME	\$12,281,875	-	-
	AVERAGE PRICE	\$4,093,958	-	-

Roxbury

DECEMBER 2021

NEW LISTINGS

0	0%	—	—	—	—
Total Properties	Change From Dec 2020	Average Price	Change From Dec 2020	Median Price	Change From Dec 2020

UNDER CONTRACT

2	-67%	\$619K	-66%	\$619K	-69%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNITS SOLD

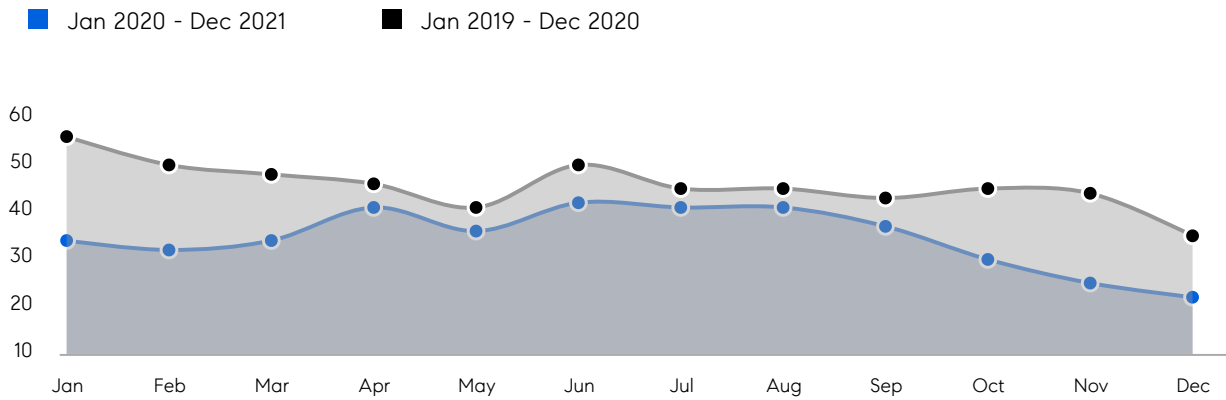
4	-43%	\$791K	-42%	\$760K	-33%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	114	93	23%
	% OF ASKING PRICE	97%	94%	
	AVERAGE SOLD PRICE	\$791,625	\$1,358,050	-41.7%
	# OF CONTRACTS	2	6	-66.7%
	NEW LISTINGS	0	4	0%
Houses	AVERAGE DOM	114	93	23%
	% OF ASKING PRICE	97%	94%	
	AVERAGE SOLD PRICE	\$791,625	\$1,358,050	5%
	# OF CONTRACTS	2	6	-67%
	NEW LISTINGS	0	4	0%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

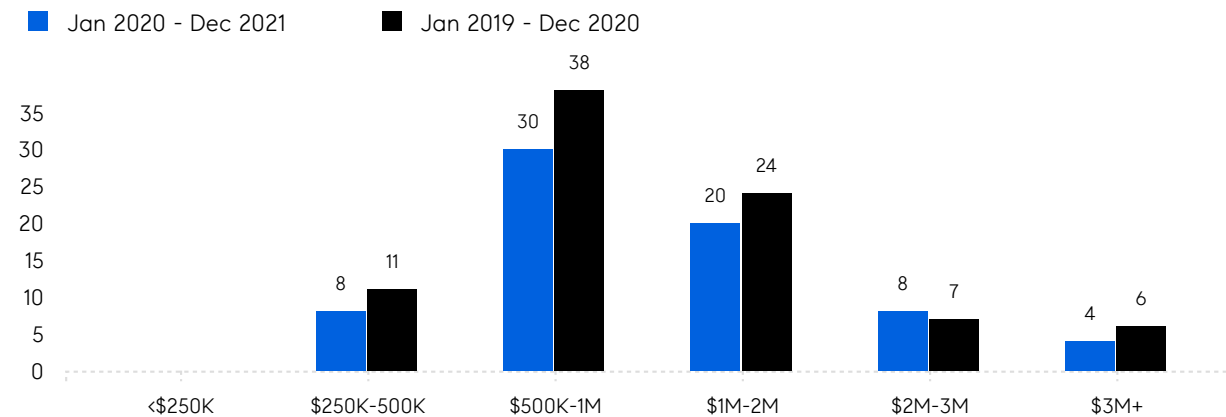
Roxbury

DECEMBER 2021

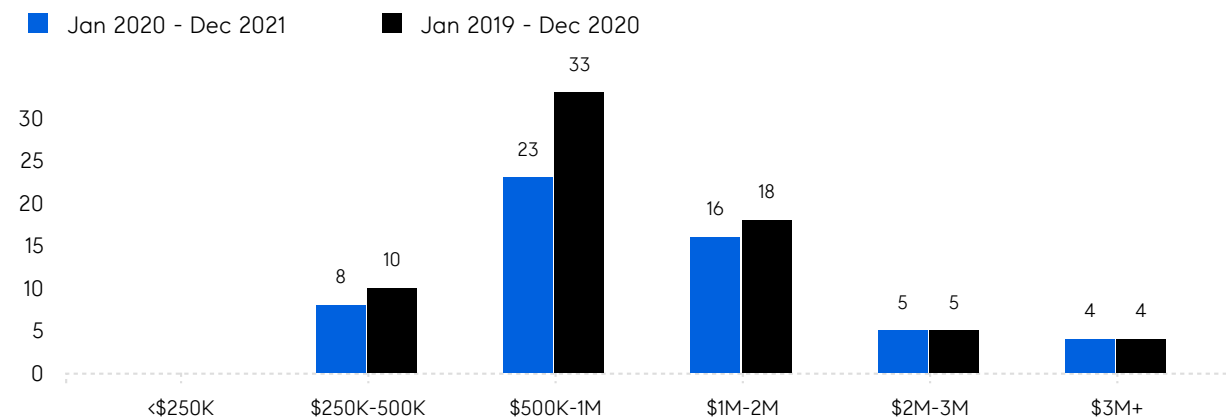
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Roxbury

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$500K-1M	# OF SALES	3	2	50.0%
	SOLD VOLUME	\$2,119,000	\$1,424,000	48.8%
	AVERAGE PRICE	\$706,333	\$712,000	-1%
\$1M-2M	# OF SALES	1	4	-75.0%
	SOLD VOLUME	\$1,047,500	\$5,357,350	-80.4%
	AVERAGE PRICE	\$1,047,500	\$1,339,338	-22%
\$2M-3M	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$2,725,000	-
	AVERAGE PRICE	-	\$2,725,000	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Salisbury

DECEMBER 2021

NEW LISTINGS

1	-83%	\$889K	-34%	\$889K	28%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

3	-40%	\$766K	-31%	\$475K	-32%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNITS SOLD

9	-10%	\$506K	-26%	\$410K	-35%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	86	255	-66%
	% OF ASKING PRICE	96%	92%	
	AVERAGE SOLD PRICE	\$506,778	\$681,000	-25.6%
	# OF CONTRACTS	3	5	-40.0%
	NEW LISTINGS	1	6	-83%
Houses	AVERAGE DOM	94	255	-63%
	% OF ASKING PRICE	97%	92%	
	AVERAGE SOLD PRICE	\$528,250	\$681,000	5%
	# OF CONTRACTS	3	5	-40%
	NEW LISTINGS	1	6	-83%
Condo/Co-op/TH	AVERAGE DOM	20	-	-
	% OF ASKING PRICE	89%	-	
	AVERAGE SOLD PRICE	\$335,000	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

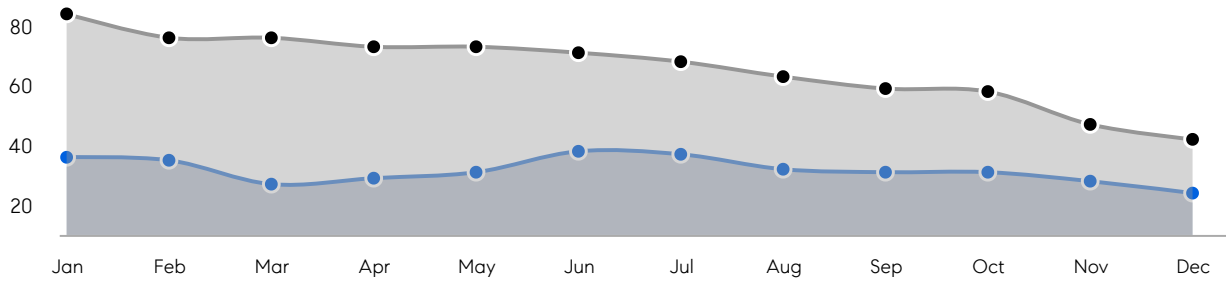
Salisbury

DECEMBER 2021

Monthly Inventory

■ Jan 2020 - Dec 2021

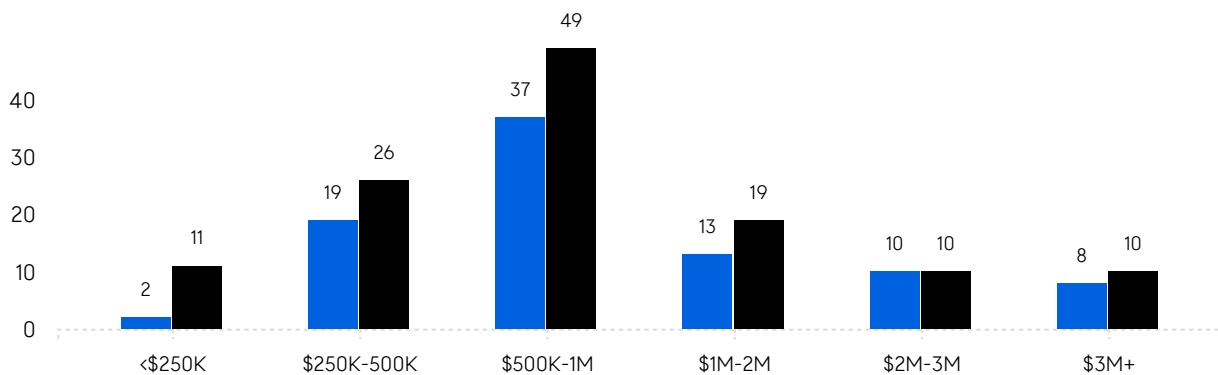
■ Jan 2019 - Dec 2020



Listings By Price Range

■ Jan 2020 - Dec 2021

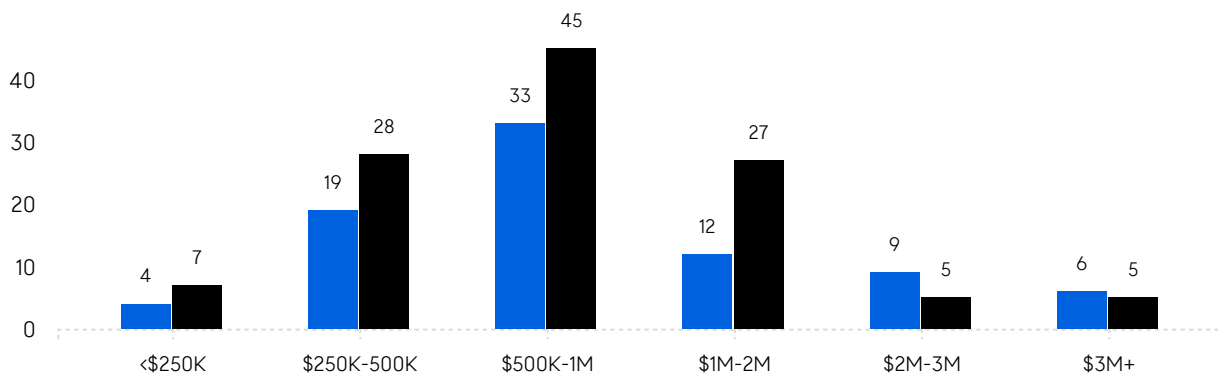
■ Jan 2019 - Dec 2020



Contracts By Price Range

■ Jan 2020 - Dec 2021

■ Jan 2019 - Dec 2020



Salisbury

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	2	1	100.0%
	SOLD VOLUME	\$369,000	\$200,000	84.5%
	AVERAGE PRICE	\$184,500	\$200,000	-8%
\$250K-500K	# OF SALES	5	3	66.7%
	SOLD VOLUME	\$2,067,000	\$900,000	129.7%
	AVERAGE PRICE	\$413,400	\$300,000	38%
\$500K-1M	# OF SALES	1	5	-80.0%
	SOLD VOLUME	\$650,000	\$3,560,000	-81.7%
	AVERAGE PRICE	\$650,000	\$712,000	-9%
\$1M-2M	# OF SALES	1	0	0.0%
	SOLD VOLUME	\$1,475,000	-	-
	AVERAGE PRICE	\$1,475,000	-	-
\$2M-3M	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$2,150,000	-
	AVERAGE PRICE	-	\$2,150,000	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Sharon

DECEMBER 2021

NEW LISTINGS

2	-50%	\$797K	-20%	\$797K	22%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

2	-67%	\$362K	-64%	\$362K	-38%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNITS SOLD

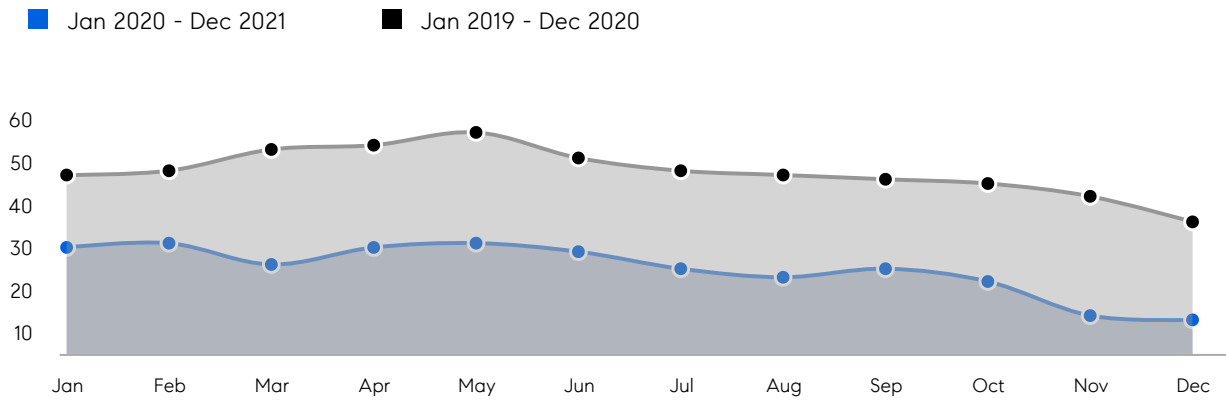
5	-55%	\$521K	-67%	\$535K	51%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	66	68	-3%
	% OF ASKING PRICE	97%	91%	
	AVERAGE SOLD PRICE	\$521,400	\$1,594,636	-67.3%
	# OF CONTRACTS	2	6	-66.7%
	NEW LISTINGS	2	4	-50%
Houses	AVERAGE DOM	68	68	0%
	% OF ASKING PRICE	99%	91%	
	AVERAGE SOLD PRICE	\$595,500	\$1,594,636	5%
	# OF CONTRACTS	1	6	-83%
	NEW LISTINGS	2	4	-50%
Condo/Co-op/TH	AVERAGE DOM	62	-	-
	% OF ASKING PRICE	90%	-	
	AVERAGE SOLD PRICE	\$225,000	-	-
	# OF CONTRACTS	1	0	0%
	NEW LISTINGS	0	0	0%

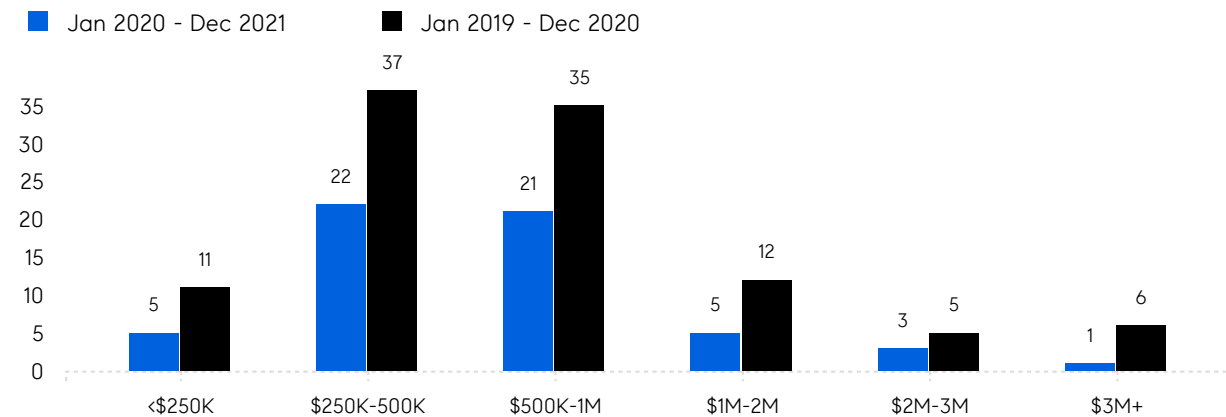
Sharon

DECEMBER 2021

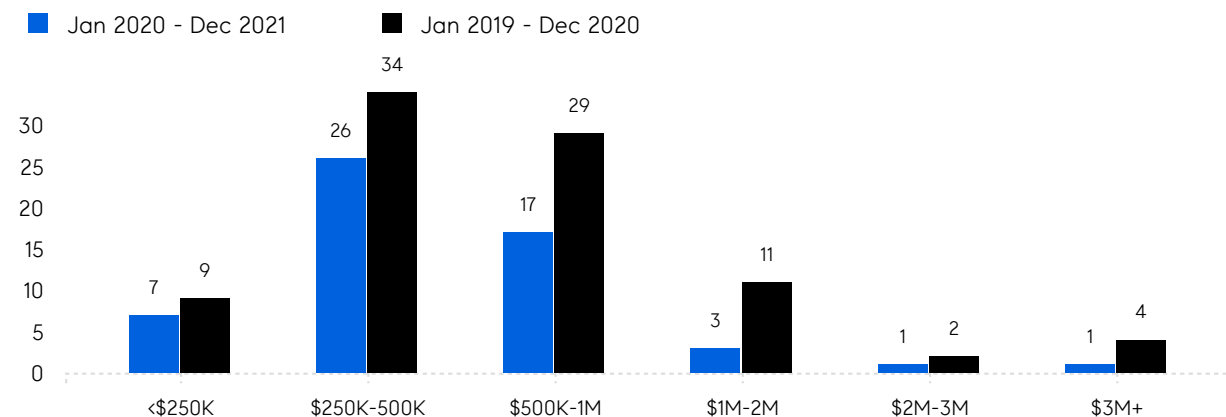
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Sharon

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	2	3	-33.3%
	SOLD VOLUME	\$472,000	\$482,000	-2.1%
	AVERAGE PRICE	\$236,000	\$160,667	47%
\$250K-500K	# OF SALES	0	3	0.0%
	SOLD VOLUME	-	\$940,000	-
	AVERAGE PRICE	-	\$313,333	-
\$500K-1M	# OF SALES	2	2	0.0%
	SOLD VOLUME	\$1,135,000	\$1,149,000	-1.2%
	AVERAGE PRICE	\$567,500	\$574,500	-1%
\$1M-2M	# OF SALES	1	1	0.0%
	SOLD VOLUME	\$1,000,000	\$1,200,000	-16.7%
	AVERAGE PRICE	\$1,000,000	\$1,200,000	-17%
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	2	0.0%
	SOLD VOLUME	-	\$13,770,000	-
	AVERAGE PRICE	-	\$6,885,000	-

Shelton

DECEMBER 2021

NEW LISTINGS

26	4%	\$423K	11%	\$452K	22%
Total Properties	Increase From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

35	-30%	\$429K	-1%	\$375K	-11%
Total Properties	Decrease From Dec 2020	Average Price	Change From Dec 2020	Median Price	Decrease From Dec 2020

UNITS SOLD

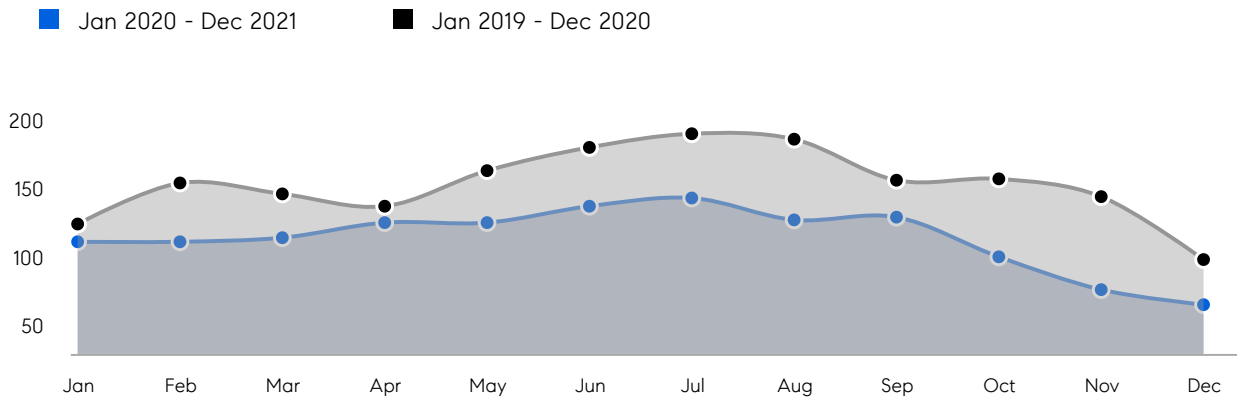
64	7%	\$422K	7%	\$400K	3%
Total Properties	Increase From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	48	46	4%
	% OF ASKING PRICE	99%	100%	
	AVERAGE SOLD PRICE	\$422,645	\$394,203	7.2%
	# OF CONTRACTS	35	50	-30.0%
	NEW LISTINGS	26	25	4%
Houses	AVERAGE DOM	46	49	-6%
	% OF ASKING PRICE	99%	100%	
	AVERAGE SOLD PRICE	\$442,147	\$424,033	5%
	# OF CONTRACTS	24	35	-31%
	NEW LISTINGS	16	20	-20%
Condo/Co-op/TH	AVERAGE DOM	53	39	36%
	% OF ASKING PRICE	99%	99%	
	AVERAGE SOLD PRICE	\$382,715	\$329,832	16%
	# OF CONTRACTS	11	15	-27%
	NEW LISTINGS	10	5	100%

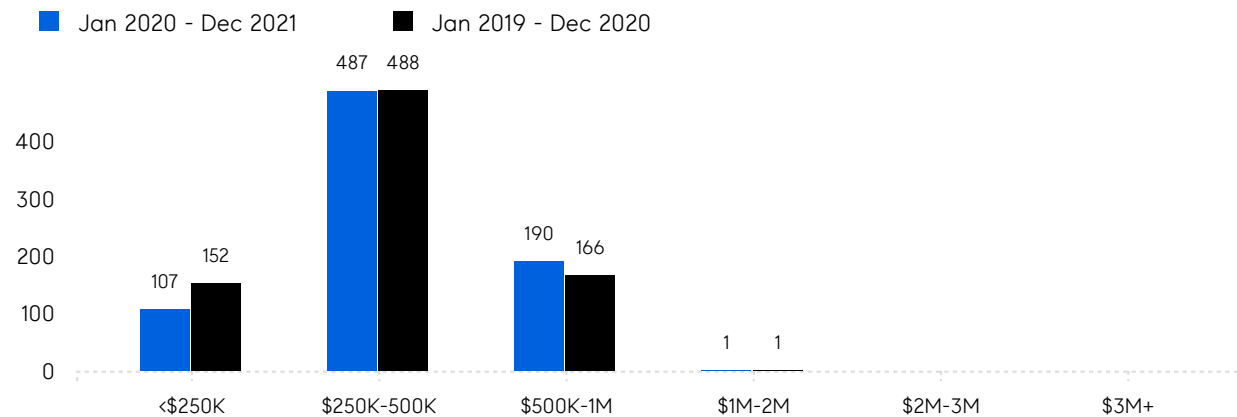
Shelton

DECEMBER 2021

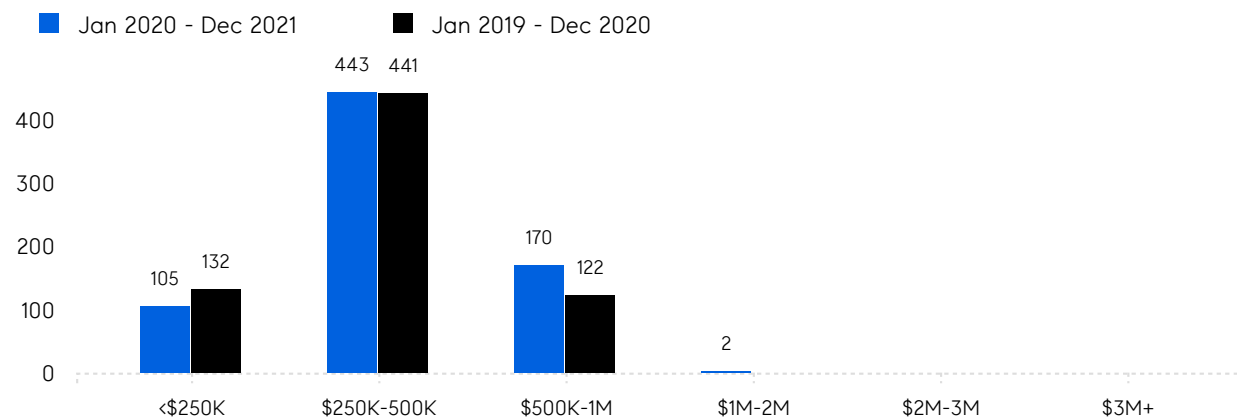
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Shelton

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	6	11	-45.5%
	SOLD VOLUME	\$888,400	\$2,176,300	-59.2%
	AVERAGE PRICE	\$148,067	\$197,845	-25%
\$250K-500K	# OF SALES	41	39	5.1%
	SOLD VOLUME	\$15,311,700	\$14,668,800	4.4%
	AVERAGE PRICE	\$373,456	\$376,123	-1%
\$500K-1M	# OF SALES	16	10	60.0%
	SOLD VOLUME	\$9,829,208	\$6,807,061	44.4%
	AVERAGE PRICE	\$614,326	\$680,706	-10%
\$1M-2M	# OF SALES	1	0	0.0%
	SOLD VOLUME	\$1,020,000	-	-
	AVERAGE PRICE	\$1,020,000	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Sherman

DECEMBER 2021

NEW LISTINGS

7	75%	\$1.3M	173%	\$595K	8%
Total Properties	Increase From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

9	200%	\$683K	-21%	\$645K	17%
Total Properties	Increase From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

11	120%	\$649K	-9%	\$610K	15%
Total Properties	Increase From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	77	314	-75%
	% OF ASKING PRICE	101%	101%	
	AVERAGE SOLD PRICE	\$649,886	\$715,780	-9.2%
	# OF CONTRACTS	9	3	200.0%
	NEW LISTINGS	7	4	75%
Houses	AVERAGE DOM	77	314	-75%
	% OF ASKING PRICE	101%	101%	
	AVERAGE SOLD PRICE	\$649,886	\$715,780	5%
	# OF CONTRACTS	9	3	200%
	NEW LISTINGS	7	4	75%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

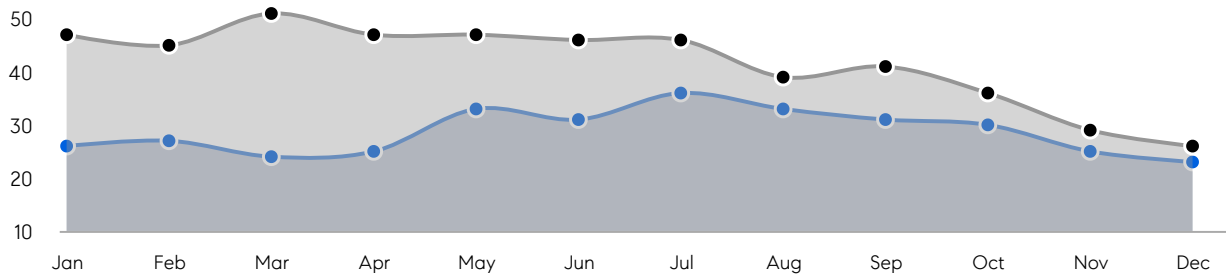
Sherman

DECEMBER 2021

Monthly Inventory

■ Jan 2020 - Dec 2021

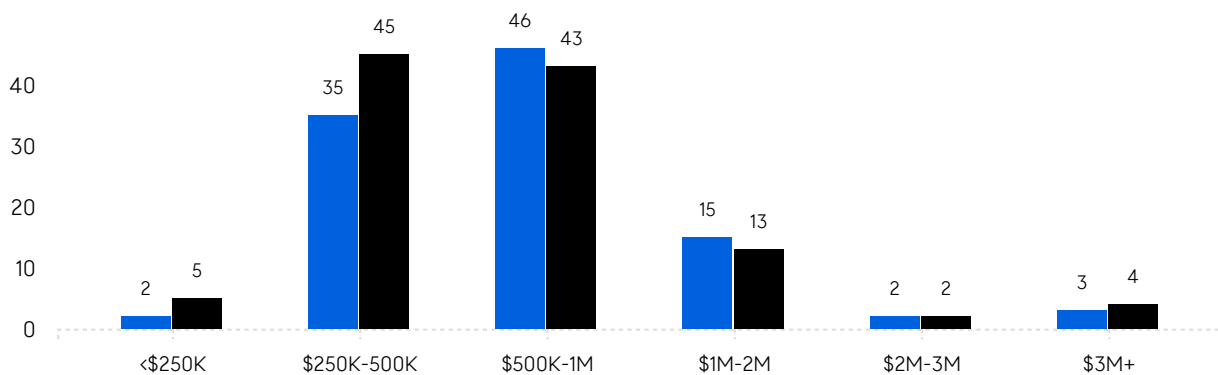
■ Jan 2019 - Dec 2020



Listings By Price Range

■ Jan 2020 - Dec 2021

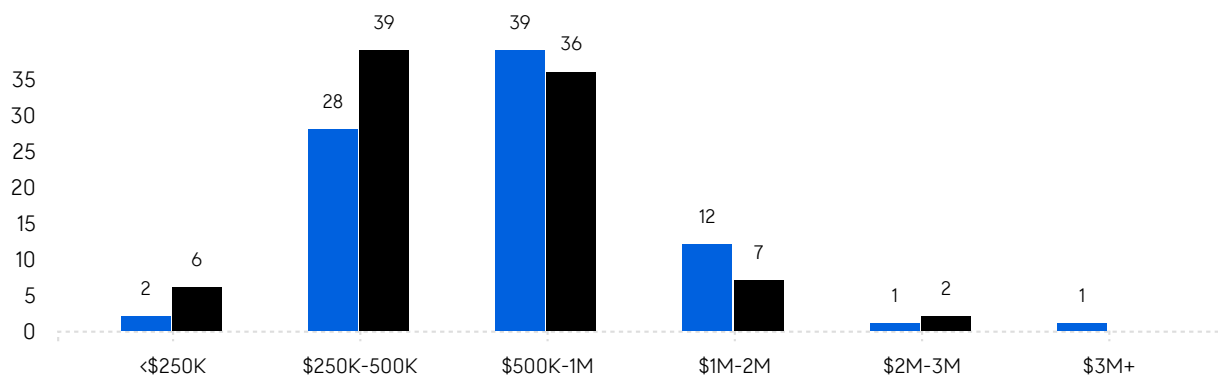
■ Jan 2019 - Dec 2020



Contracts By Price Range

■ Jan 2020 - Dec 2021

■ Jan 2019 - Dec 2020



Sherman

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	2	0	0.0%
	SOLD VOLUME	\$459,000	-	-
	AVERAGE PRICE	\$229,500	-	-
\$250K-500K	# OF SALES	1	2	-50.0%
	SOLD VOLUME	\$346,000	\$614,900	-43.7%
	AVERAGE PRICE	\$346,000	\$307,450	13%
\$500K-1M	# OF SALES	7	2	250.0%
	SOLD VOLUME	\$4,743,750	\$1,234,000	284.4%
	AVERAGE PRICE	\$677,679	\$617,000	10%
\$1M-2M	# OF SALES	1	1	0.0%
	SOLD VOLUME	\$1,600,000	\$1,730,000	-7.5%
	AVERAGE PRICE	\$1,600,000	\$1,730,000	-8%
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Southbury

DECEMBER 2021

NEW LISTINGS

19	58%	\$410K	55%	\$350K	33%
Total Properties	Increase From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

15	-58%	\$409K	12%	\$399K	23%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

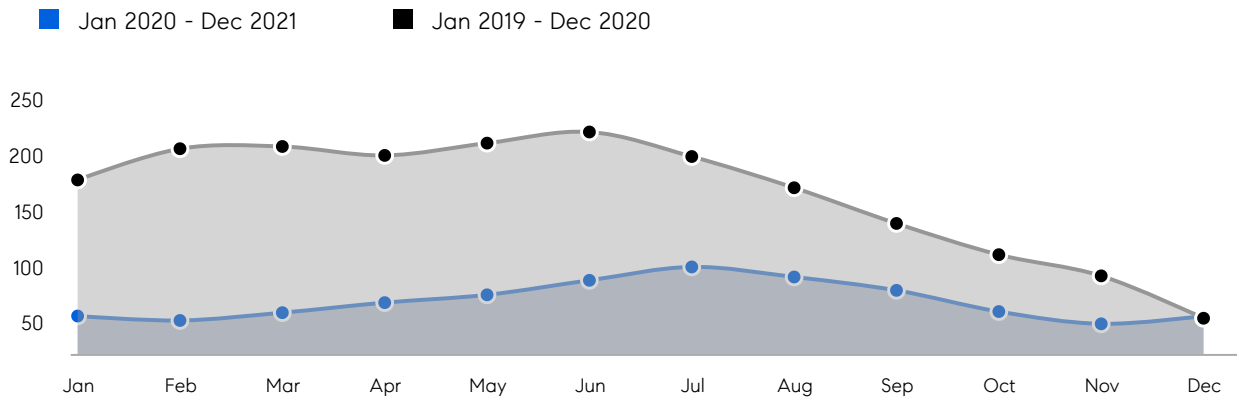
37	-21%	\$386K	23%	\$350K	19%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	39	60	-35%
	% OF ASKING PRICE	101%	99%	
	AVERAGE SOLD PRICE	\$386,132	\$314,450	22.8%
	# OF CONTRACTS	15	36	-58.3%
	NEW LISTINGS	19	12	58%
Houses	AVERAGE DOM	45	62	-27%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$470,952	\$428,857	5%
	# OF CONTRACTS	9	22	-59%
	NEW LISTINGS	10	4	150%
Condo/Co-op/TH	AVERAGE DOM	29	59	-51%
	% OF ASKING PRICE	103%	99%	
	AVERAGE SOLD PRICE	\$246,786	\$184,441	34%
	# OF CONTRACTS	6	14	-57%
	NEW LISTINGS	9	8	13%

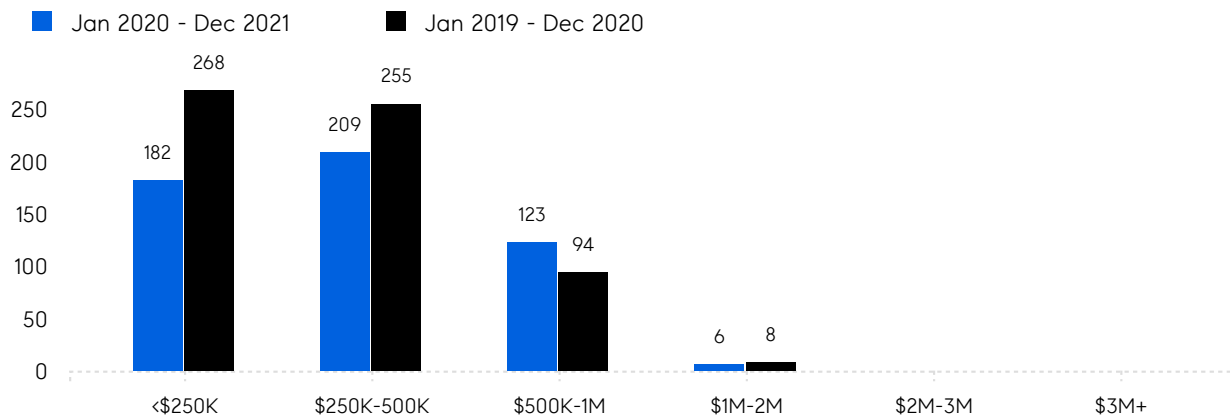
Southbury

DECEMBER 2021

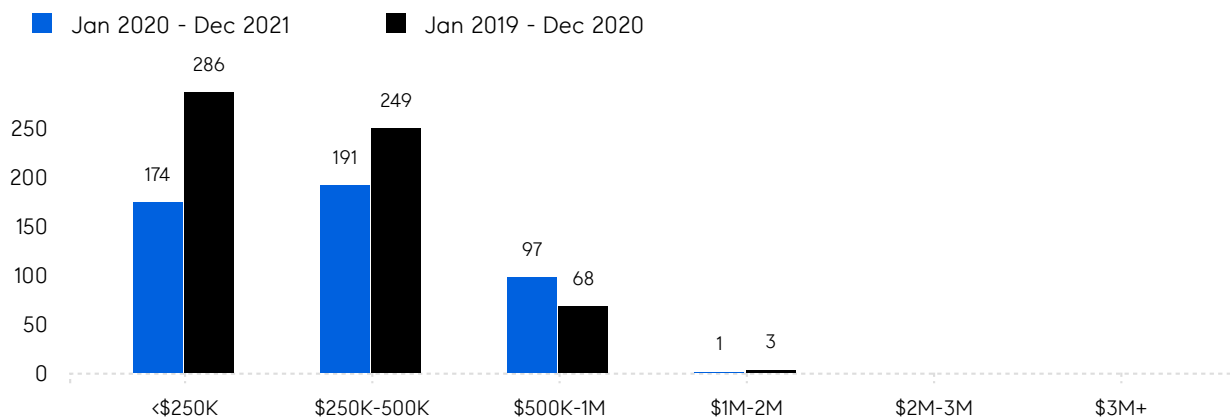
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Southbury

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	8	18	-55.6%
	SOLD VOLUME	\$1,560,500	\$2,951,800	-47.1%
	AVERAGE PRICE	\$195,063	\$163,989	19%
\$250K-500K	# OF SALES	20	24	-16.7%
	SOLD VOLUME	\$7,342,400	\$8,813,700	-16.7%
	AVERAGE PRICE	\$367,120	\$367,238	0%
\$500K-1M	# OF SALES	9	5	80.0%
	SOLD VOLUME	\$5,384,000	\$3,013,635	78.7%
	AVERAGE PRICE	\$598,222	\$602,727	-1%
\$1M-2M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Southport

DECEMBER 2021

NEW LISTINGS

6	200%	\$902K	-87%	\$947K	-86%
Total Properties	Increase From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNDER CONTRACT

4	-60%	\$715K	-48%	\$709K	-40%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNITS SOLD

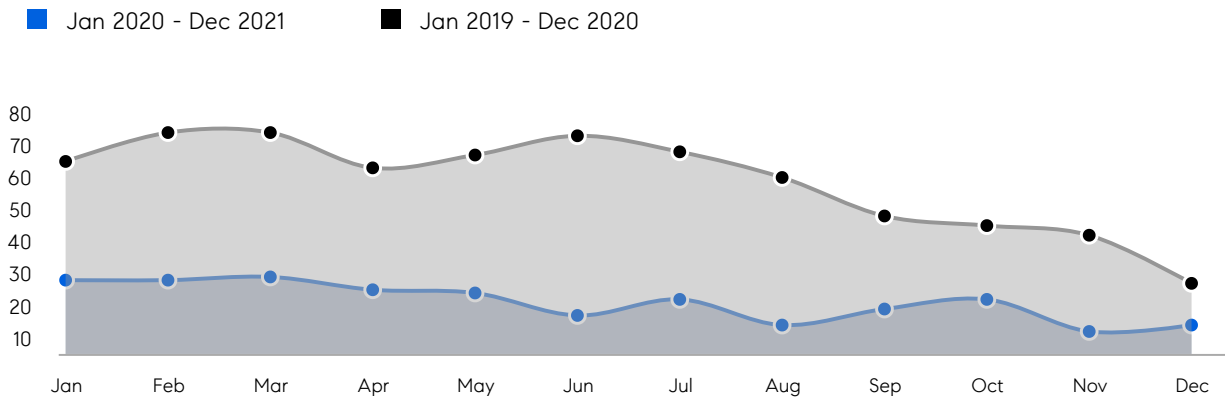
5	-44%	\$1.9M	29%	\$790K	-56%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Decrease From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	25	161	-84%
	% OF ASKING PRICE	104%	97%	
	AVERAGE SOLD PRICE	\$1,980,000	\$1,531,333	29.3%
	# OF CONTRACTS	4	10	-60.0%
	NEW LISTINGS	6	2	200%
Houses	AVERAGE DOM	25	161	-84%
	% OF ASKING PRICE	105%	97%	
	AVERAGE SOLD PRICE	\$2,350,250	\$1,531,333	5%
	# OF CONTRACTS	2	9	-78%
	NEW LISTINGS	4	1	300%
Condo/Co-op/TH	AVERAGE DOM	25	-	-
	% OF ASKING PRICE	100%	-	
	AVERAGE SOLD PRICE	\$499,000	-	-
	# OF CONTRACTS	2	1	100%
	NEW LISTINGS	2	1	100%

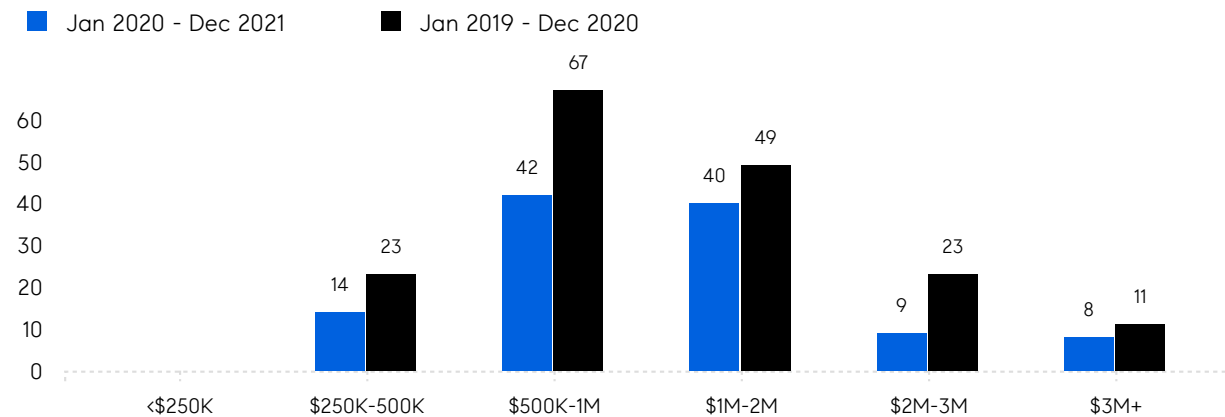
Southport

DECEMBER 2021

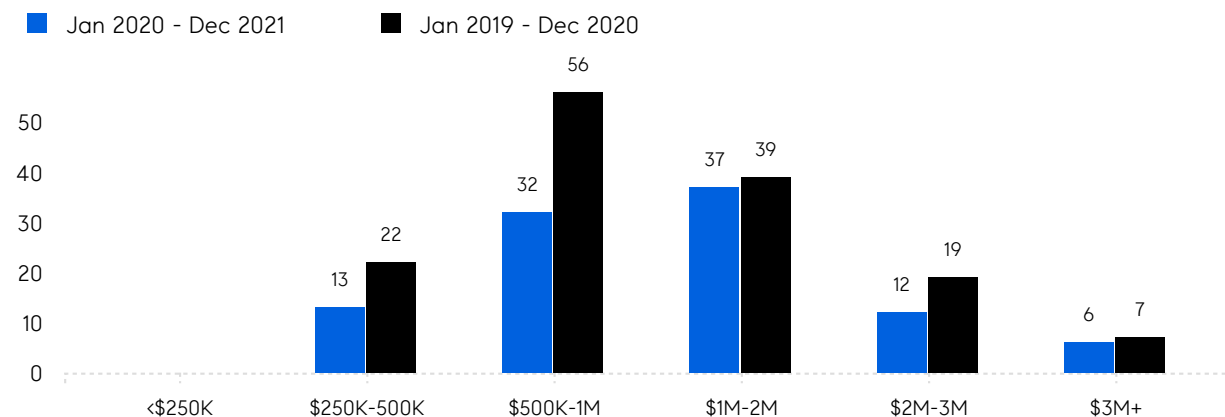
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Southport

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	2	0	0.0%
	SOLD VOLUME	\$960,000	-	-
	AVERAGE PRICE	\$480,000	-	-
\$500K-1M	# OF SALES	1	4	-75.0%
	SOLD VOLUME	\$790,000	\$3,211,000	-75.4%
	AVERAGE PRICE	\$790,000	\$802,750	-2%
\$1M-2M	# OF SALES	0	3	0.0%
	SOLD VOLUME	-	\$5,666,000	-
	AVERAGE PRICE	-	\$1,888,667	-
\$2M-3M	# OF SALES	0	2	0.0%
	SOLD VOLUME	-	\$4,905,000	-
	AVERAGE PRICE	-	\$2,452,500	-
\$3M+	# OF SALES	2	0	0.0%
	SOLD VOLUME	\$8,150,000	-	-
	AVERAGE PRICE	\$4,075,000	-	-

Stamford

DECEMBER 2021

NEW LISTINGS

69	-38%	\$559K	-7%	\$439K	-15%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNDER CONTRACT

132	-15%	\$608K	-2%	\$529K	6%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

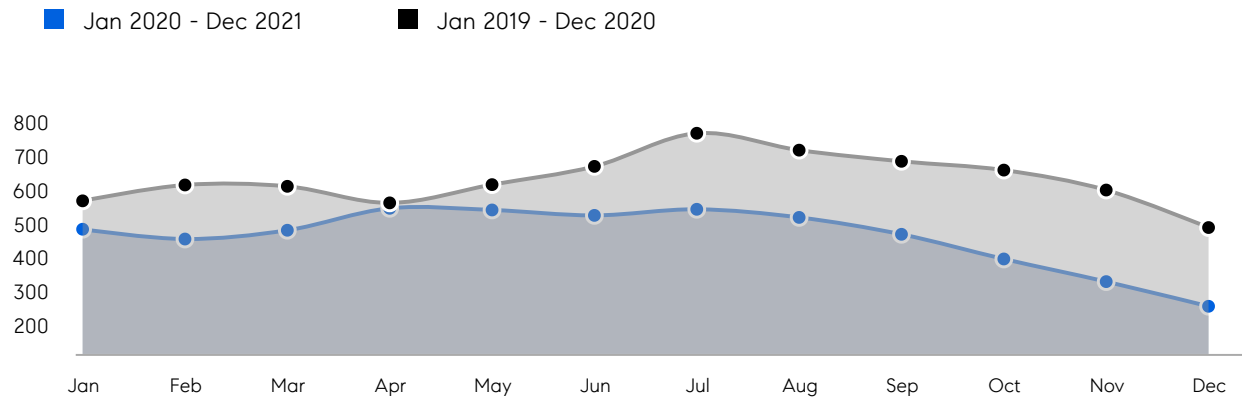
152	-1%	\$591K	0%	\$508K	-2%
Total Properties	Change From Dec 2020	Average Price	Change From Dec 2020	Median Price	Decrease From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	69	82	-16%
	% OF ASKING PRICE	99%	99%	
	AVERAGE SOLD PRICE	\$591,766	\$589,273	0.4%
	# OF CONTRACTS	132	155	-14.8%
	NEW LISTINGS	69	112	-38%
Houses	AVERAGE DOM	64	72	-11%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$811,126	\$764,705	5%
	# OF CONTRACTS	67	91	-26%
	NEW LISTINGS	31	65	-52%
Condo/Co-op/TH	AVERAGE DOM	74	96	-23%
	% OF ASKING PRICE	99%	98%	
	AVERAGE SOLD PRICE	\$378,105	\$351,764	7%
	# OF CONTRACTS	65	64	2%
	NEW LISTINGS	38	47	-19%

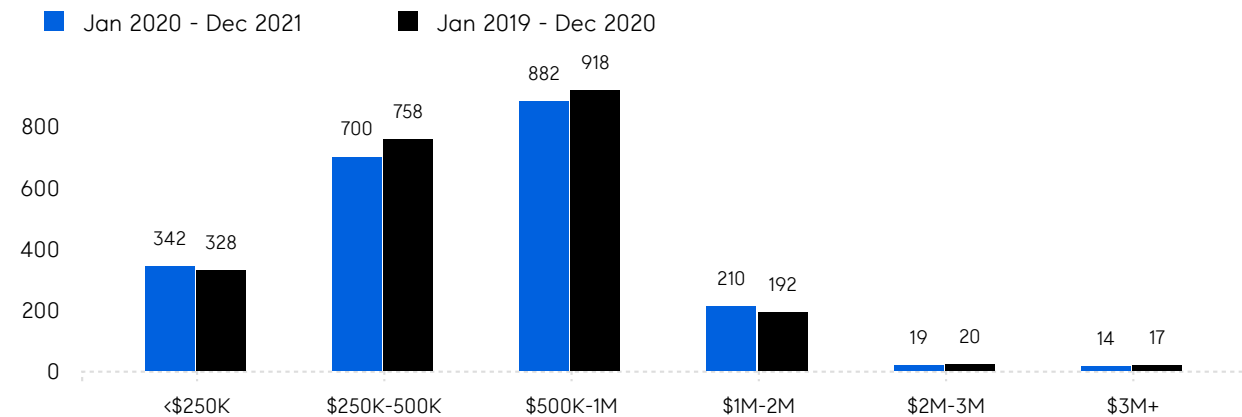
Stamford

DECEMBER 2021

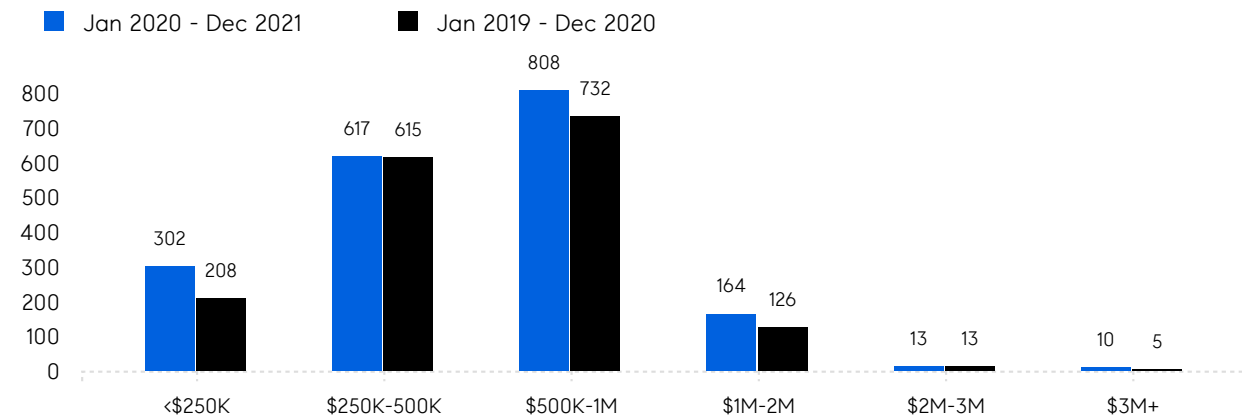
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Stamford

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	22	21	4.8%
	SOLD VOLUME	\$4,146,900	\$4,140,500	0.2%
	AVERAGE PRICE	\$188,495	\$197,167	-4%
\$250K-500K	# OF SALES	51	52	-1.9%
	SOLD VOLUME	\$19,442,068	\$20,132,650	-3.4%
	AVERAGE PRICE	\$381,217	\$387,166	-2%
\$500K-1M	# OF SALES	63	62	1.6%
	SOLD VOLUME	\$43,031,349	\$42,453,658	1.4%
	AVERAGE PRICE	\$683,037	\$684,736	0%
\$1M-2M	# OF SALES	15	17	-11.8%
	SOLD VOLUME	\$20,638,168	\$21,386,500	-3.5%
	AVERAGE PRICE	\$1,375,878	\$1,258,029	9%
\$2M-3M	# OF SALES	1	1	0.0%
	SOLD VOLUME	\$2,690,000	\$2,045,400	31.5%
	AVERAGE PRICE	\$2,690,000	\$2,045,400	32%
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Stratford

DECEMBER 2021

NEW LISTINGS

55	-4%	\$335K	15%	\$348K	12%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNDER CONTRACT

71	-13%	\$363K	5%	\$359K	20%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

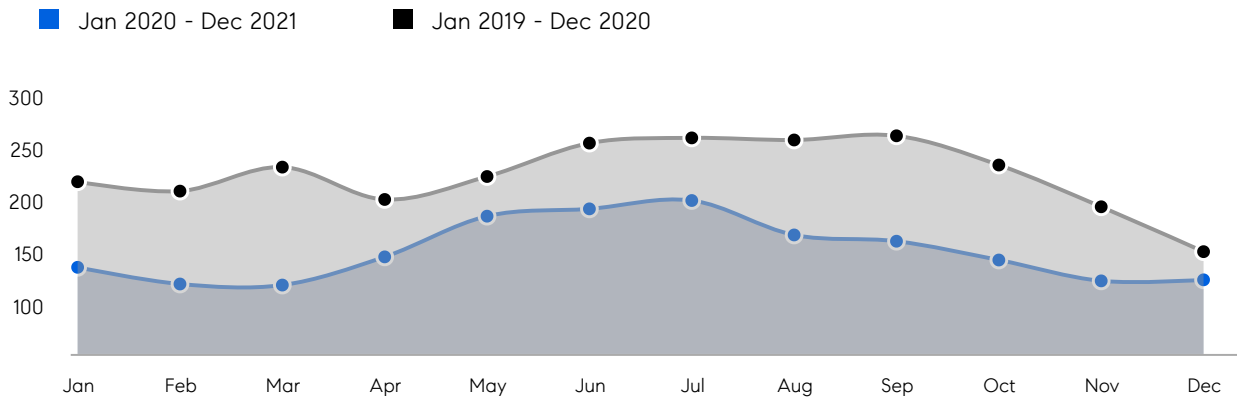
71	-34%	\$355K	3%	\$325K	2%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	51	53	-4%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	\$355,670	\$345,237	3.0%
	# OF CONTRACTS	71	82	-13.4%
	NEW LISTINGS	55	57	-4%
Houses	AVERAGE DOM	49	45	9%
	% OF ASKING PRICE	100%	102%	
	AVERAGE SOLD PRICE	\$389,345	\$387,199	5%
	# OF CONTRACTS	52	66	-21%
	NEW LISTINGS	38	41	-7%
Condo/Co-op/TH	AVERAGE DOM	59	76	-22%
	% OF ASKING PRICE	98%	98%	
	AVERAGE SOLD PRICE	\$256,517	\$220,905	16%
	# OF CONTRACTS	19	16	19%
	NEW LISTINGS	17	16	6%

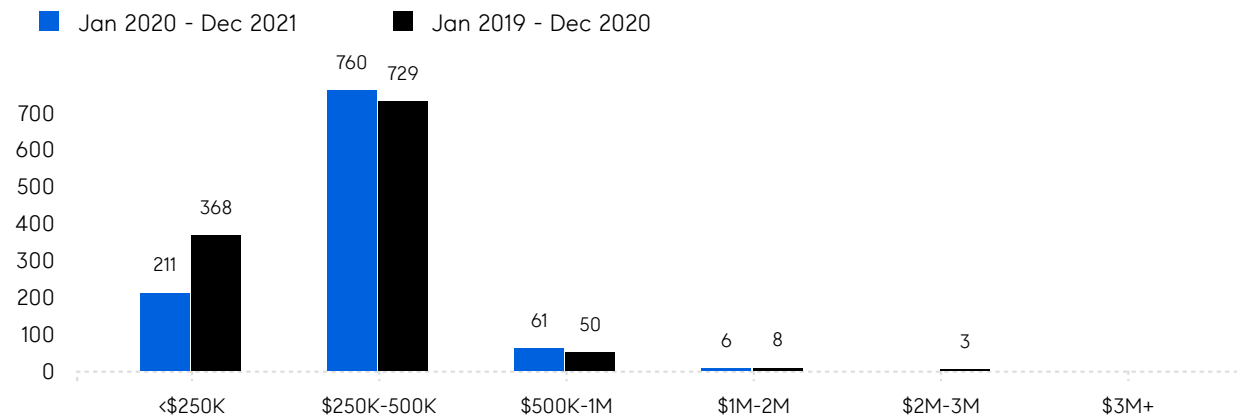
Stratford

DECEMBER 2021

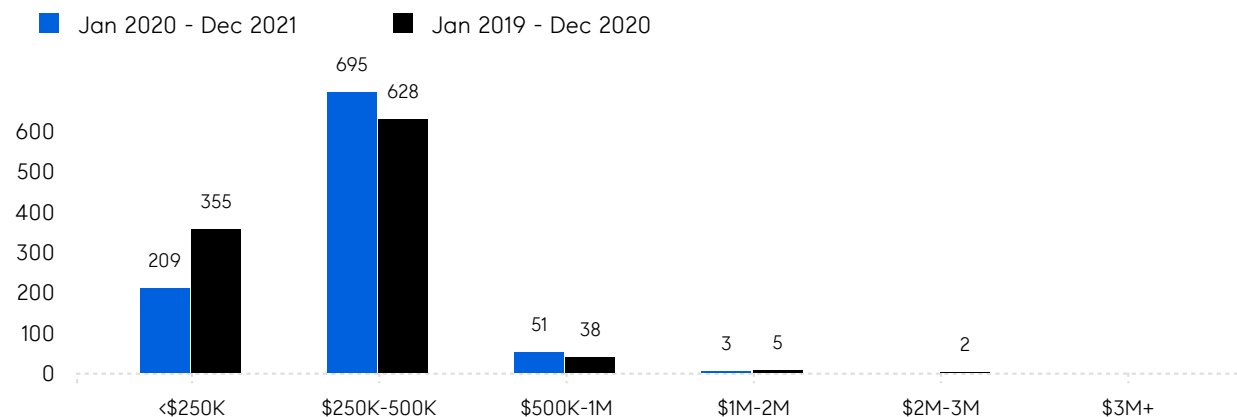
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Stratford

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	12	26	-53.8%
	SOLD VOLUME	\$1,657,300	\$4,453,500	-62.8%
	AVERAGE PRICE	\$138,108	\$171,288	-19%
\$250K-500K	# OF SALES	48	75	-36.0%
	SOLD VOLUME	\$16,398,299	\$26,371,278	-37.8%
	AVERAGE PRICE	\$341,631	\$351,617	-3%
\$500K-1M	# OF SALES	11	4	175.0%
	SOLD VOLUME	\$7,197,000	\$2,240,555	221.2%
	AVERAGE PRICE	\$654,273	\$560,139	17%
\$1M-2M	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$1,550,000	-
	AVERAGE PRICE	-	\$1,550,000	-
\$2M-3M	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$2,325,000	-
	AVERAGE PRICE	-	\$2,325,000	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Trumbull

DECEMBER 2021

NEW LISTINGS

29	-6%	\$508K	-3%	\$469K	-6%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNDER CONTRACT

30	-30%	\$552K	5%	\$544K	15%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

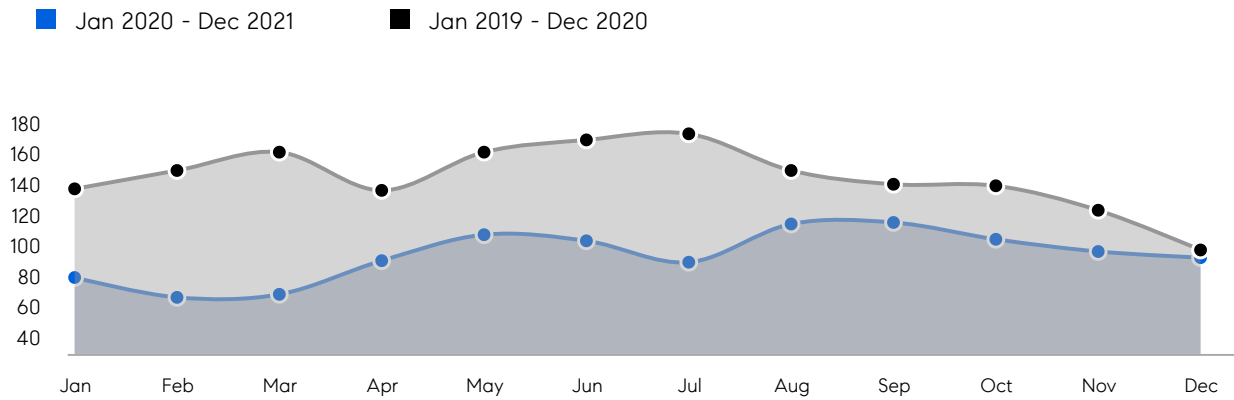
35	-35%	\$529K	8%	\$525K	12%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	48	53	-9%
	% OF ASKING PRICE	101%	99%	
	AVERAGE SOLD PRICE	\$529,436	\$489,228	8.2%
	# OF CONTRACTS	30	43	-30.2%
	NEW LISTINGS	29	31	-6%
Houses	AVERAGE DOM	49	47	4%
	% OF ASKING PRICE	102%	100%	
	AVERAGE SOLD PRICE	\$537,273	\$494,869	5%
	# OF CONTRACTS	25	41	-39%
	NEW LISTINGS	26	31	-16%
Condo/Co-op/TH	AVERAGE DOM	30	156	-81%
	% OF ASKING PRICE	99%	97%	
	AVERAGE SOLD PRICE	\$445,833	\$393,333	13%
	# OF CONTRACTS	5	2	150%
	NEW LISTINGS	3	0	0%

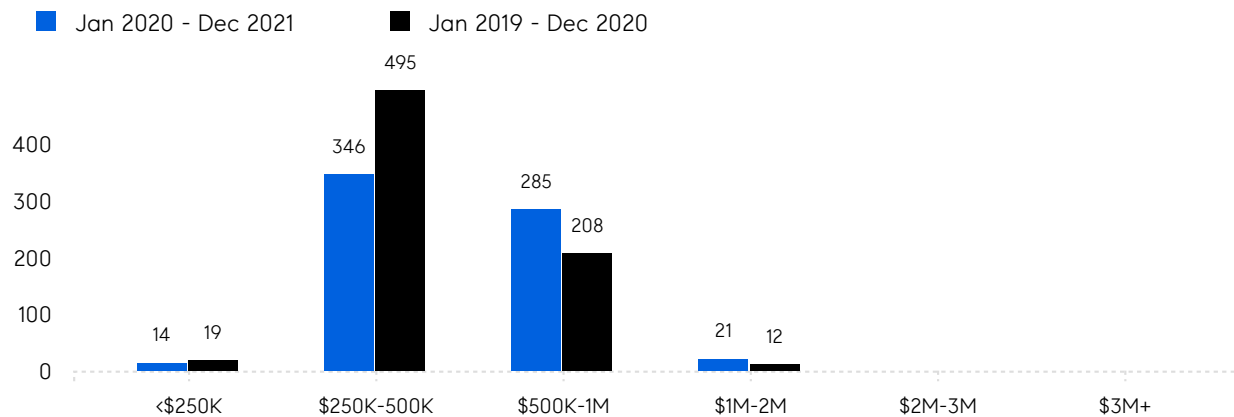
Trumbull

DECEMBER 2021

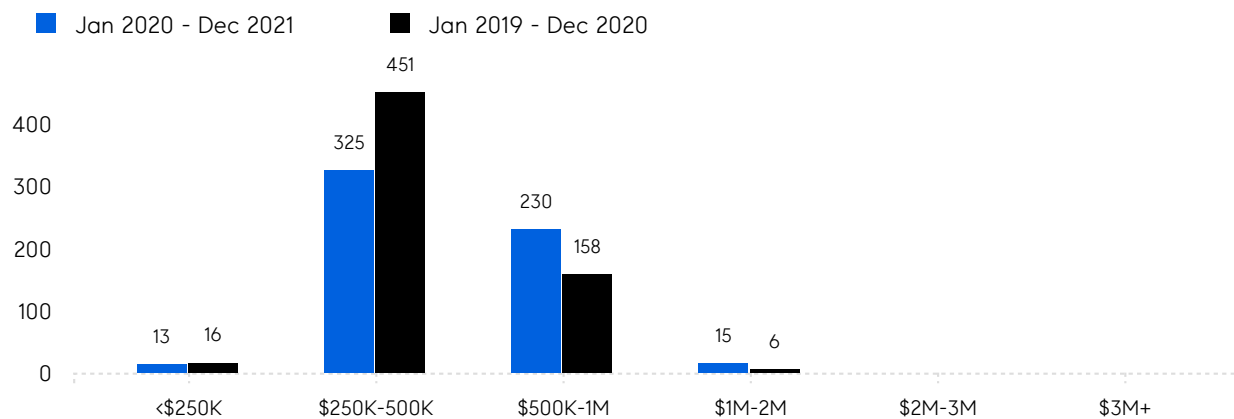
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Trumbull

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	15	36	-58.3%
	SOLD VOLUME	\$6,325,000	\$14,851,929	-57.4%
	AVERAGE PRICE	\$421,667	\$412,554	2%
\$500K-1M	# OF SALES	20	18	11.1%
	SOLD VOLUME	\$12,205,250	\$11,566,400	5.5%
	AVERAGE PRICE	\$610,263	\$642,578	-5%
\$1M-2M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Warren

DECEMBER 2021

NEW LISTINGS

0	0%	—	—	—	—
Total Properties	Change From Dec 2020	Average Price	Change From Dec 2020	Median Price	Change From Dec 2020

UNDER CONTRACT

3	-25%	\$356K	-67%	\$314K	-46%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNITS SOLD

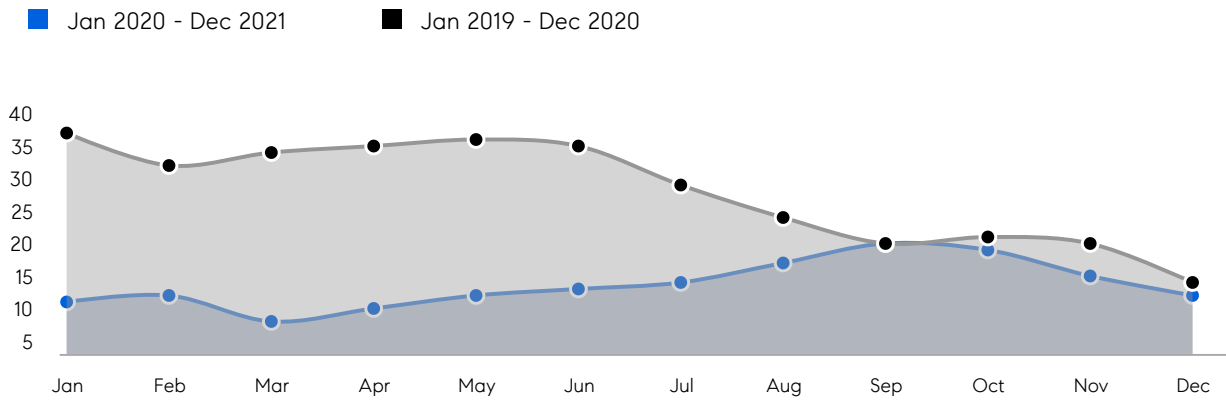
5	0%	\$401K	-49%	\$305K	-42%
Total Properties	Change From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	94	229	-59%
	% OF ASKING PRICE	98%	92%	
	AVERAGE SOLD PRICE	\$401,800	\$783,580	-48.7%
	# OF CONTRACTS	3	4	-25.0%
	NEW LISTINGS	0	0	0%
Houses	AVERAGE DOM	94	229	-59%
	% OF ASKING PRICE	98%	92%	
	AVERAGE SOLD PRICE	\$401,800	\$783,580	5%
	# OF CONTRACTS	3	4	-25%
	NEW LISTINGS	0	0	0%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

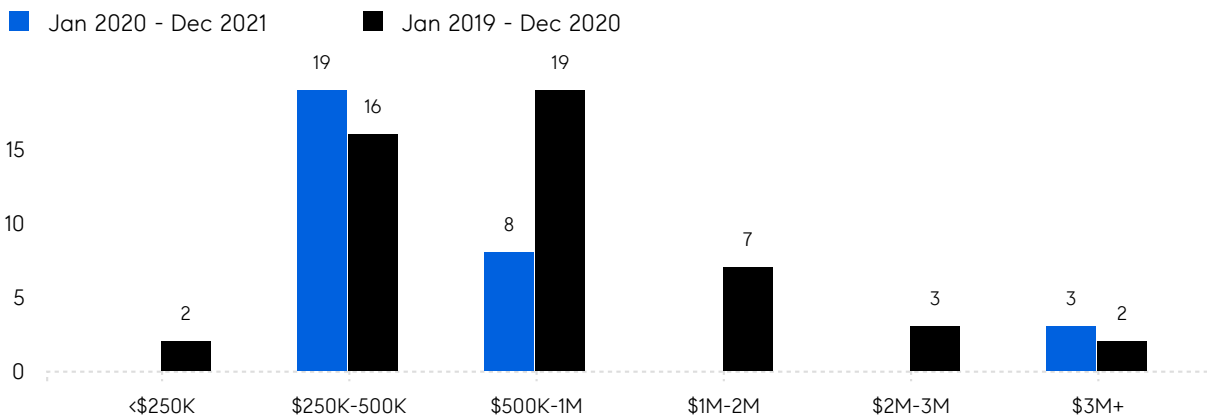
Warren

DECEMBER 2021

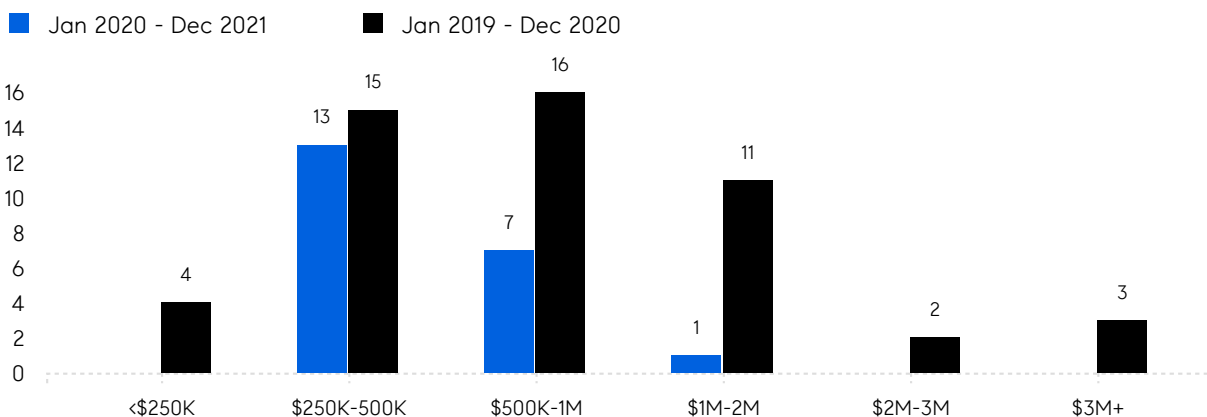
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Warren

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$249,900	-
	AVERAGE PRICE	-	\$249,900	-
\$250K-500K	# OF SALES	4	1	300.0%
	SOLD VOLUME	\$1,339,000	\$293,000	357.0%
	AVERAGE PRICE	\$334,750	\$293,000	14%
\$500K-1M	# OF SALES	1	1	0.0%
	SOLD VOLUME	\$670,000	\$525,000	27.6%
	AVERAGE PRICE	\$670,000	\$525,000	28%
\$1M-2M	# OF SALES	0	2	0.0%
	SOLD VOLUME	-	\$2,850,000	-
	AVERAGE PRICE	-	\$1,425,000	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Washington

DECEMBER 2021

NEW LISTINGS

1	-67%	\$450K	-70%	\$450K	-65%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNDER CONTRACT

6	-14%	\$1.6M	-14%	\$1.2M	56%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

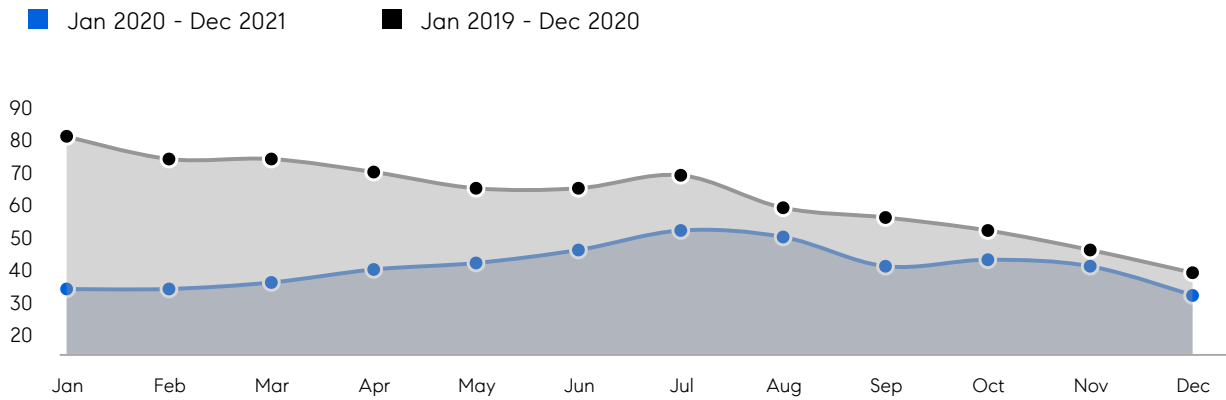
8	-27%	\$924K	-32%	\$630K	-30%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	76	118	-36%
	% OF ASKING PRICE	96%	95%	
	AVERAGE SOLD PRICE	\$924,375	\$1,358,182	-31.9%
	# OF CONTRACTS	6	7	-14.3%
	NEW LISTINGS	1	3	-67%
Houses	AVERAGE DOM	76	118	-36%
	% OF ASKING PRICE	96%	95%	
	AVERAGE SOLD PRICE	\$924,375	\$1,358,182	5%
	# OF CONTRACTS	6	7	-14%
	NEW LISTINGS	1	3	-67%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

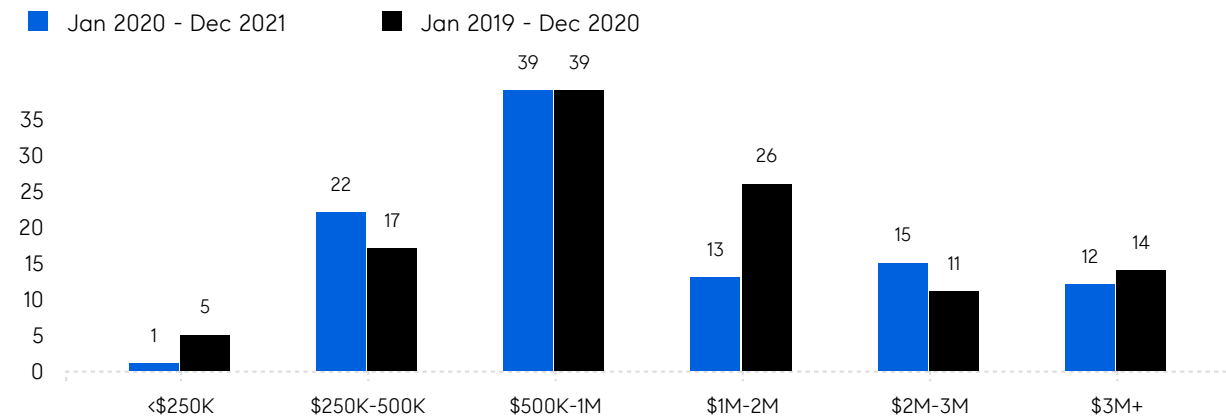
Washington

DECEMBER 2021

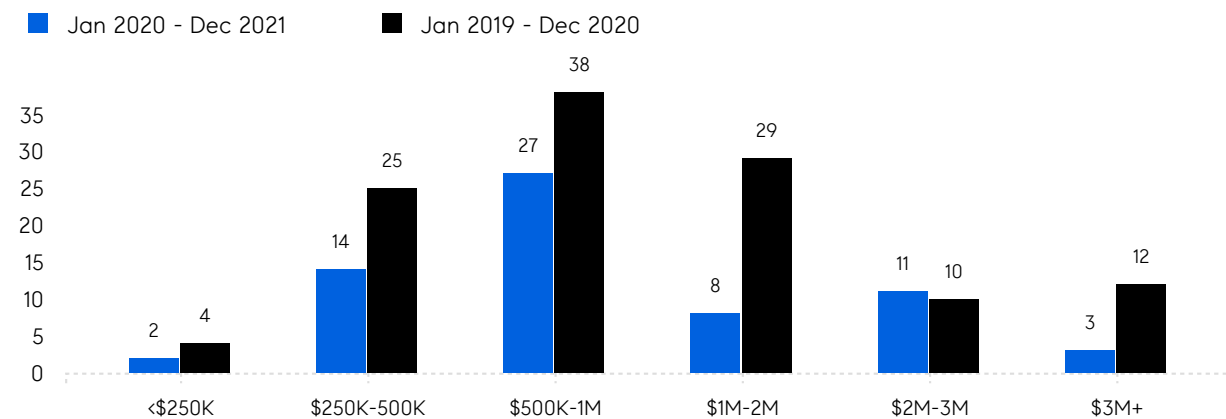
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Washington

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	2	1	100.0%
	SOLD VOLUME	\$657,000	\$435,000	51.0%
	AVERAGE PRICE	\$328,500	\$435,000	-24%
\$500K-1M	# OF SALES	4	5	-20.0%
	SOLD VOLUME	\$2,488,000	\$3,780,000	-34.2%
	AVERAGE PRICE	\$622,000	\$756,000	-18%
\$1M-2M	# OF SALES	1	3	-66.7%
	SOLD VOLUME	\$1,850,000	\$4,385,000	-57.8%
	AVERAGE PRICE	\$1,850,000	\$1,461,667	27%
\$2M-3M	# OF SALES	1	1	0.0%
	SOLD VOLUME	\$2,400,000	\$2,740,000	-12.4%
	AVERAGE PRICE	\$2,400,000	\$2,740,000	-12%
\$3M+	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$3,600,000	-
	AVERAGE PRICE	-	\$3,600,000	-

Weston

DECEMBER 2021

NEW LISTINGS

8	-43%	\$1.0M	-12%	\$882K	-18%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNDER CONTRACT

10	-50%	\$1.3M	38%	\$1.1M	44%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

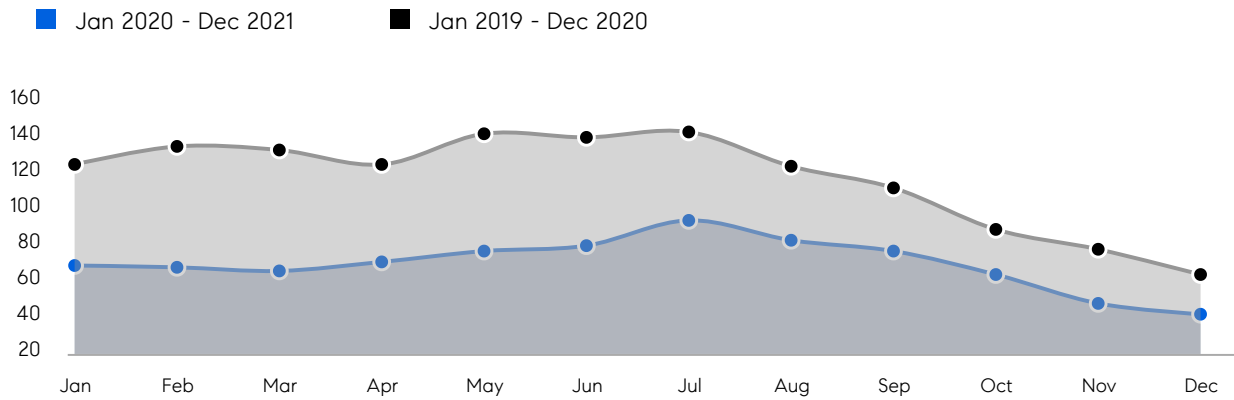
19	-32%	\$1.1M	13%	\$1.0M	16%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	82	94	-13%
	% OF ASKING PRICE	102%	99%	
	AVERAGE SOLD PRICE	\$1,194,719	\$1,056,286	13.1%
	# OF CONTRACTS	10	20	-50.0%
	NEW LISTINGS	8	14	-43%
Houses	AVERAGE DOM	82	94	-13%
	% OF ASKING PRICE	102%	99%	
	AVERAGE SOLD PRICE	\$1,194,719	\$1,056,286	5%
	# OF CONTRACTS	10	20	-50%
	NEW LISTINGS	8	14	-43%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

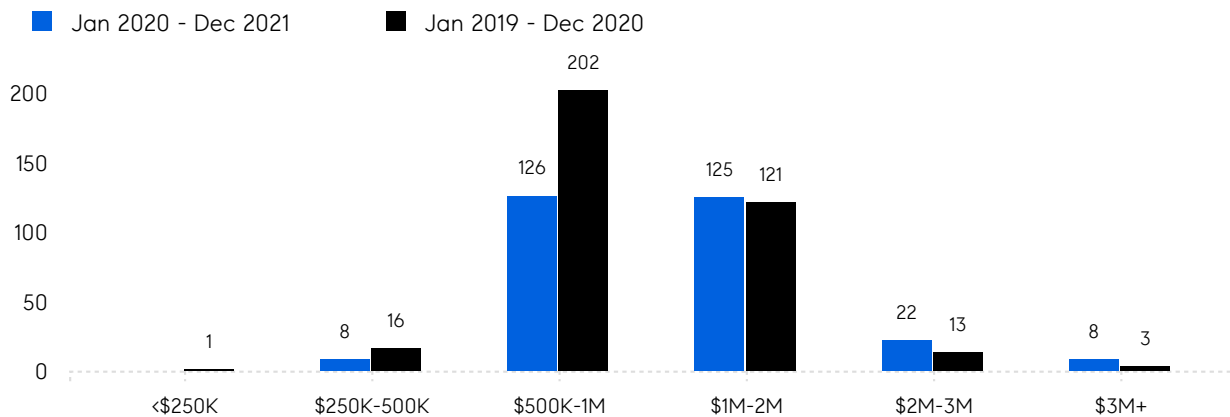
Weston

DECEMBER 2021

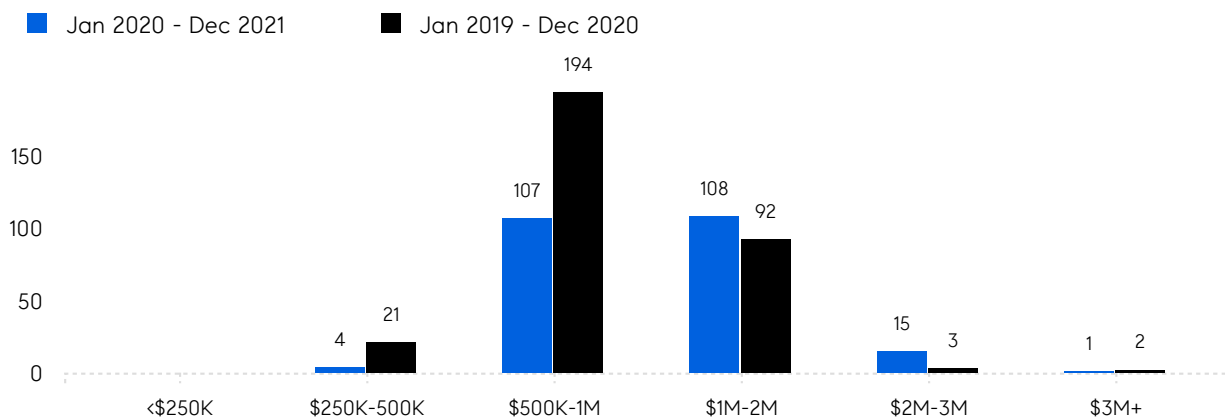
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Weston

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	1	0	0.0%
	SOLD VOLUME	\$385,000	-	-
	AVERAGE PRICE	\$385,000	-	-
\$500K-1M	# OF SALES	7	15	-53.3%
	SOLD VOLUME	\$5,540,000	\$11,142,200	-50.3%
	AVERAGE PRICE	\$791,429	\$742,813	7%
\$1M-2M	# OF SALES	9	12	-25.0%
	SOLD VOLUME	\$12,139,661	\$15,783,805	-23.1%
	AVERAGE PRICE	\$1,348,851	\$1,315,317	3%
\$2M-3M	# OF SALES	2	1	100.0%
	SOLD VOLUME	\$4,635,000	\$2,650,000	74.9%
	AVERAGE PRICE	\$2,317,500	\$2,650,000	-13%
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Westport

DECEMBER 2021

NEW LISTINGS

27	-25%	\$2.5M	-11%	\$1.7M	-39%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNDER CONTRACT

37	-49%	\$2.2M	19%	\$2.2M	38%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

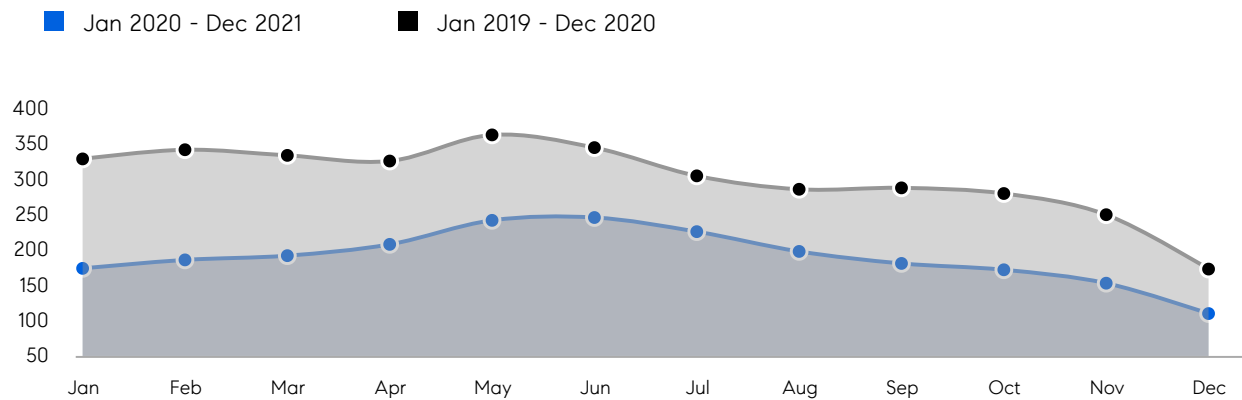
38	-51%	\$1.8M	16%	\$1.5M	14%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	67	82	-18%
	% OF ASKING PRICE	100%	98%	
	AVERAGE SOLD PRICE	\$1,840,839	\$1,583,741	16.2%
	# OF CONTRACTS	37	72	-48.6%
	NEW LISTINGS	27	36	-25%
Houses	AVERAGE DOM	70	74	-5%
	% OF ASKING PRICE	100%	98%	
	AVERAGE SOLD PRICE	\$1,896,219	\$1,674,722	5%
	# OF CONTRACTS	37	65	-43%
	NEW LISTINGS	26	23	13%
Condo/Co-op/TH	AVERAGE DOM	20	165	-88%
	% OF ASKING PRICE	100%	97%	
	AVERAGE SOLD PRICE	\$844,000	\$660,929	28%
	# OF CONTRACTS	0	7	0%
	NEW LISTINGS	1	13	-92%

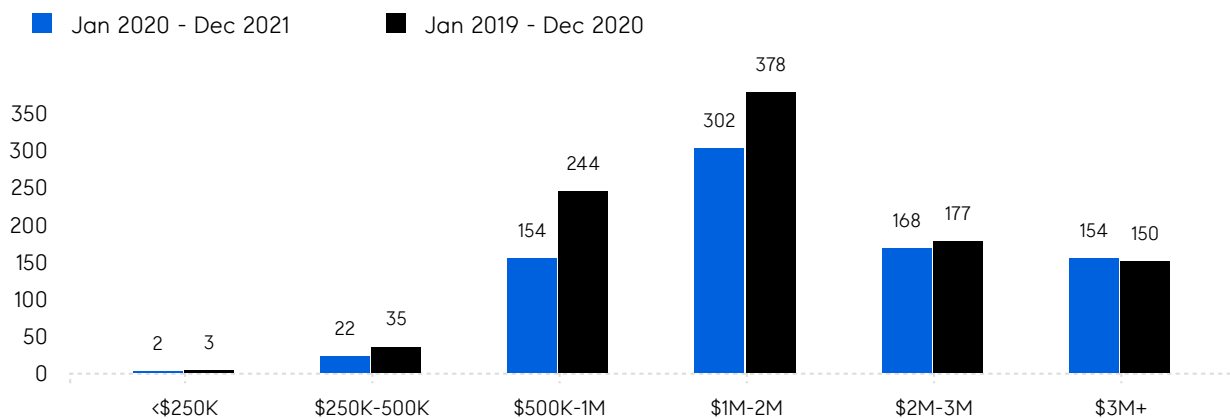
Westport

DECEMBER 2021

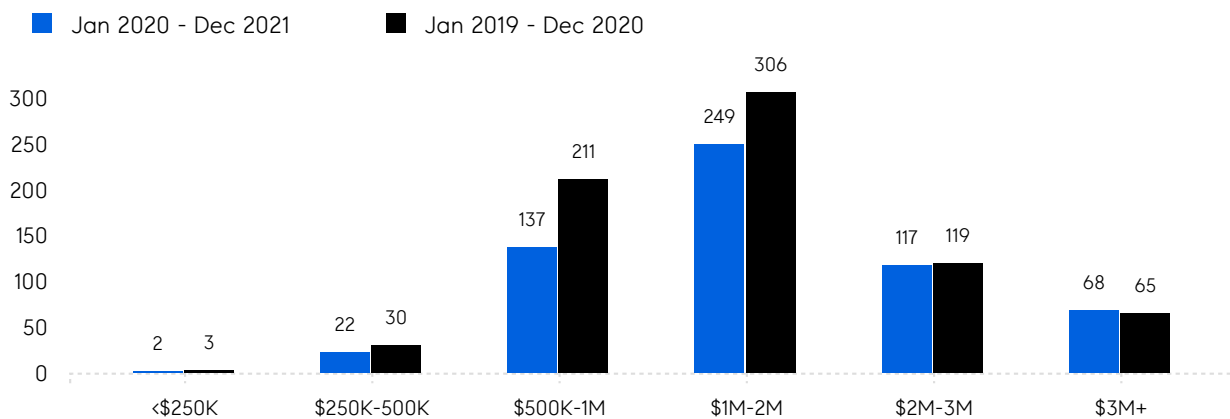
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Westport

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$156,500	-
	AVERAGE PRICE	-	\$156,500	-
\$250K-500K	# OF SALES	1	3	-66.7%
	SOLD VOLUME	\$495,000	\$1,214,000	-59.2%
	AVERAGE PRICE	\$495,000	\$404,667	22%
\$500K-1M	# OF SALES	12	23	-47.8%
	SOLD VOLUME	\$9,142,499	\$18,516,600	-50.6%
	AVERAGE PRICE	\$761,875	\$805,070	-5%
\$1M-2M	# OF SALES	8	33	-75.8%
	SOLD VOLUME	\$11,664,888	\$49,767,689	-76.6%
	AVERAGE PRICE	\$1,458,111	\$1,508,112	-3%
\$2M-3M	# OF SALES	12	11	9.1%
	SOLD VOLUME	\$28,761,500	\$26,095,000	10.2%
	AVERAGE PRICE	\$2,396,792	\$2,372,273	1%
\$3M+	# OF SALES	5	7	-28.6%
	SOLD VOLUME	\$19,888,000	\$27,782,000	-28.4%
	AVERAGE PRICE	\$3,977,600	\$3,968,857	0%

Wilton

DECEMBER 2021

NEW LISTINGS

7	-30%	\$773K	-11%	\$625K	-22%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNDER CONTRACT

25	9%	\$1.0M	31%	\$995K	33%
Total Properties	Increase From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

UNITS SOLD

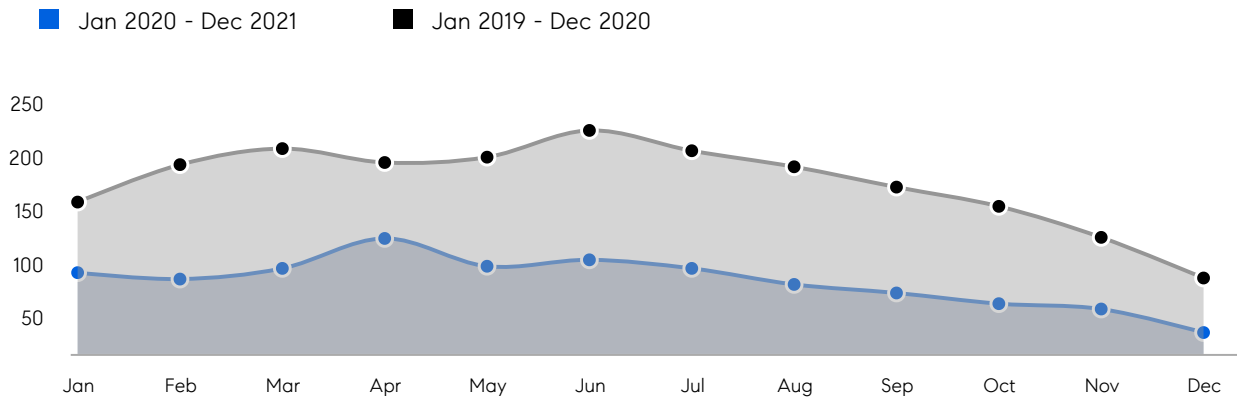
21	-40%	\$940K	0%	\$765K	-11%
Total Properties	Decrease From Dec 2020	Average Price	Change From Dec 2020	Median Price	Decrease From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	71	65	9%
	% OF ASKING PRICE	99%	99%	
	AVERAGE SOLD PRICE	\$940,071	\$941,900	-0.2%
	# OF CONTRACTS	25	23	8.7%
	NEW LISTINGS	7	10	-30%
Houses	AVERAGE DOM	72	66	9%
	% OF ASKING PRICE	99%	100%	
	AVERAGE SOLD PRICE	\$992,763	\$1,013,597	5%
	# OF CONTRACTS	23	22	5%
	NEW LISTINGS	7	9	-22%
Condo/Co-op/TH	AVERAGE DOM	64	58	10%
	% OF ASKING PRICE	98%	98%	
	AVERAGE SOLD PRICE	\$439,500	\$386,250	14%
	# OF CONTRACTS	2	1	100%
	NEW LISTINGS	0	1	0%

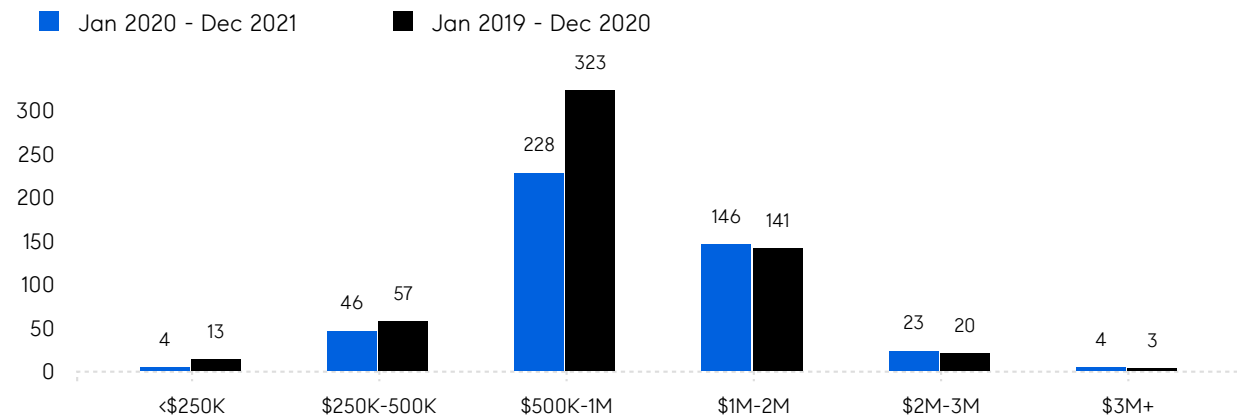
Wilton

DECEMBER 2021

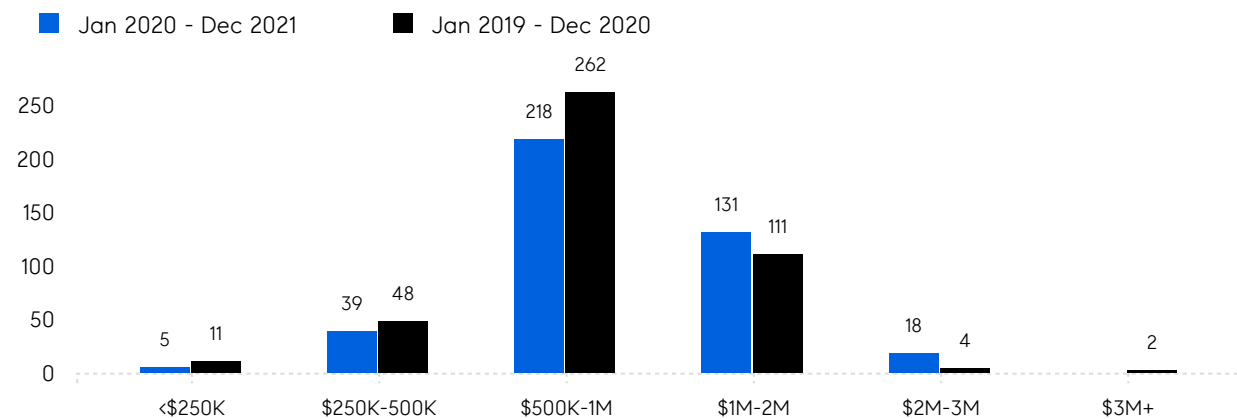
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Wilton

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$235,000	-
	AVERAGE PRICE	-	\$235,000	-
\$250K-500K	# OF SALES	4	3	33.3%
	SOLD VOLUME	\$1,759,000	\$1,180,000	49.1%
	AVERAGE PRICE	\$439,750	\$393,333	12%
\$500K-1M	# OF SALES	11	18	-38.9%
	SOLD VOLUME	\$8,397,000	\$13,399,500	-37.3%
	AVERAGE PRICE	\$763,364	\$744,417	3%
\$1M-2M	# OF SALES	4	12	-66.7%
	SOLD VOLUME	\$5,030,500	\$16,044,000	-68.6%
	AVERAGE PRICE	\$1,257,625	\$1,337,000	-6%
\$2M-3M	# OF SALES	2	1	100.0%
	SOLD VOLUME	\$4,555,000	\$2,108,000	116.1%
	AVERAGE PRICE	\$2,277,500	\$2,108,000	8%
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Woodbury

DECEMBER 2021

NEW LISTINGS

9	-18%	\$430K	14%	\$345K	-20%
Total Properties	Decrease From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Decrease From Dec 2020

UNDER CONTRACT

13	-28%	\$372K	-27%	\$359K	-13%
Total Properties	Decrease From Dec 2020	Average Price	Decrease From Dec 2020	Median Price	Decrease From Dec 2020

UNITS SOLD

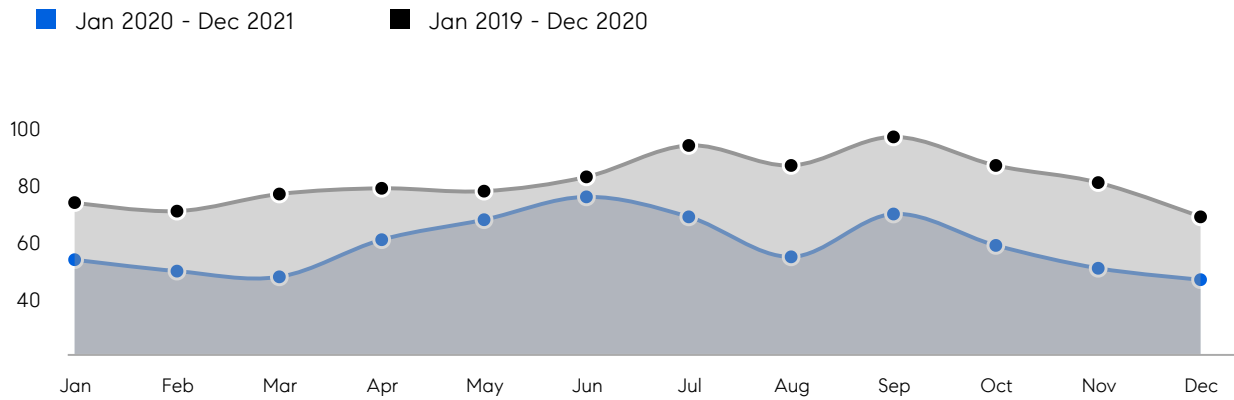
21	50%	\$514K	40%	\$390K	13%
Total Properties	Increase From Dec 2020	Average Price	Increase From Dec 2020	Median Price	Increase From Dec 2020

		Dec 2021	Dec 2020	% Change
Overall	AVERAGE DOM	72	74	-3%
	% OF ASKING PRICE	98%	99%	
	AVERAGE SOLD PRICE	\$514,907	\$367,114	40.3%
	# OF CONTRACTS	13	18	-27.8%
	NEW LISTINGS	9	11	-18%
Houses	AVERAGE DOM	80	71	13%
	% OF ASKING PRICE	97%	99%	
	AVERAGE SOLD PRICE	\$680,861	\$457,370	5%
	# OF CONTRACTS	7	12	-42%
	NEW LISTINGS	6	10	-40%
Condo/Co-op/TH	AVERAGE DOM	57	80	-29%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$183,000	\$141,475	29%
	# OF CONTRACTS	6	6	0%
	NEW LISTINGS	3	1	200%

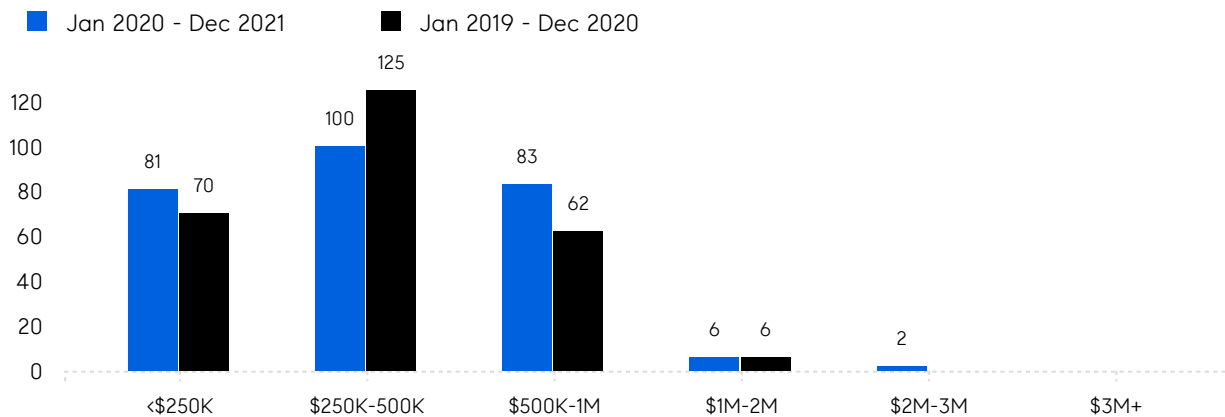
Woodbury

DECEMBER 2021

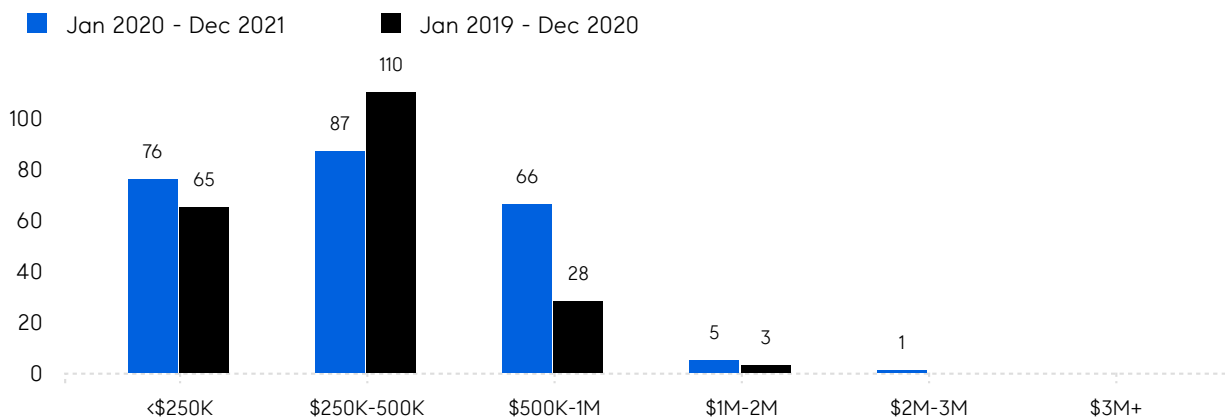
Monthly Inventory



Listings By Price Range



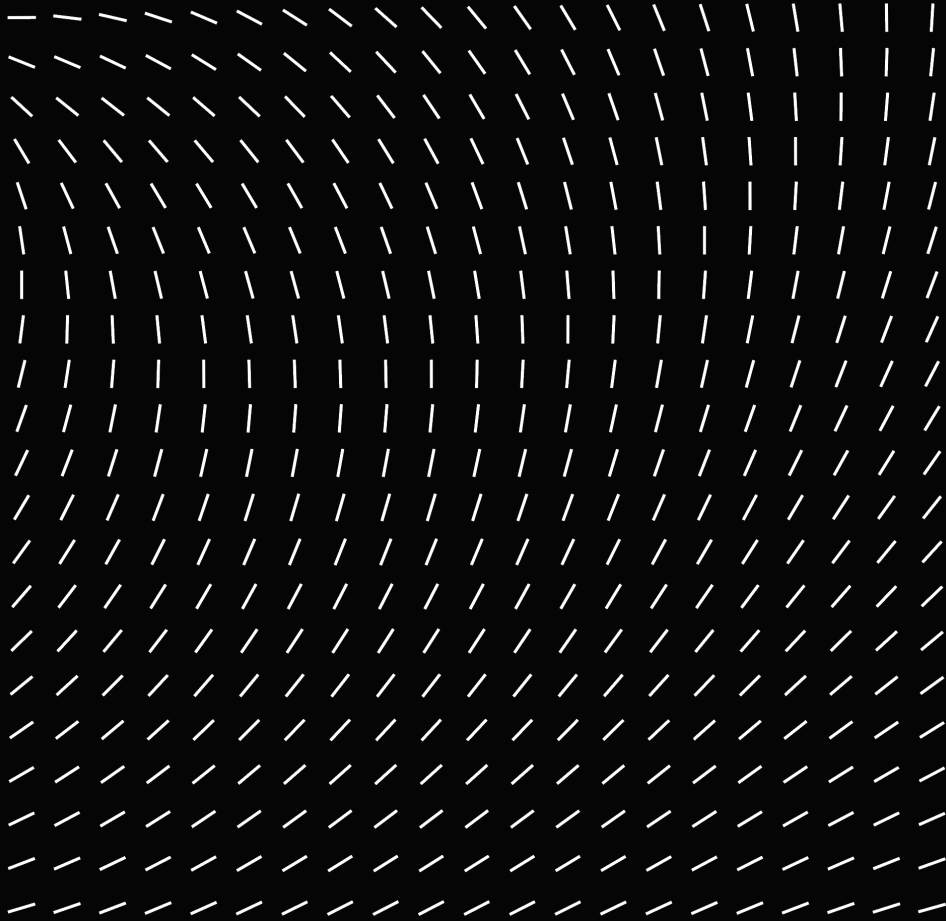
Contracts By Price Range



Woodbury

DECEMBER 2021

		Dec 2021	Dec 2020	% Change
Under \$250K	# OF SALES	7	4	75.0%
	SOLD VOLUME	\$1,281,000	\$565,900	126.4%
	AVERAGE PRICE	\$183,000	\$141,475	29%
\$250K-500K	# OF SALES	8	6	33.3%
	SOLD VOLUME	\$3,199,050	\$2,073,800	54.3%
	AVERAGE PRICE	\$399,881	\$345,633	16%
\$500K-1M	# OF SALES	4	4	0.0%
	SOLD VOLUME	\$2,683,000	\$2,499,900	7.3%
	AVERAGE PRICE	\$670,750	\$624,975	7%
\$1M-2M	# OF SALES	2	0	0.0%
	SOLD VOLUME	\$3,650,000	-	-
	AVERAGE PRICE	\$1,825,000	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-



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