



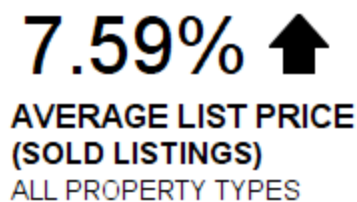
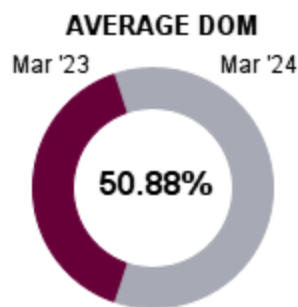
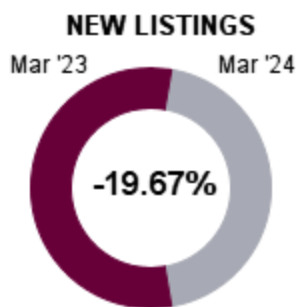
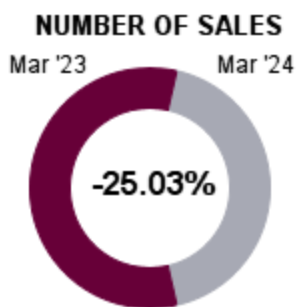
# MONTHLY

MARKET REPORT

FAIRFIELD COUNTY  
ALL PROPERTY TYPES

MARCH 2024

**FAIRFIELD COUNTY | March 2024**  
**REAL ESTATE SNAPSHOT - Change since this time last year**  
**All Property Types**



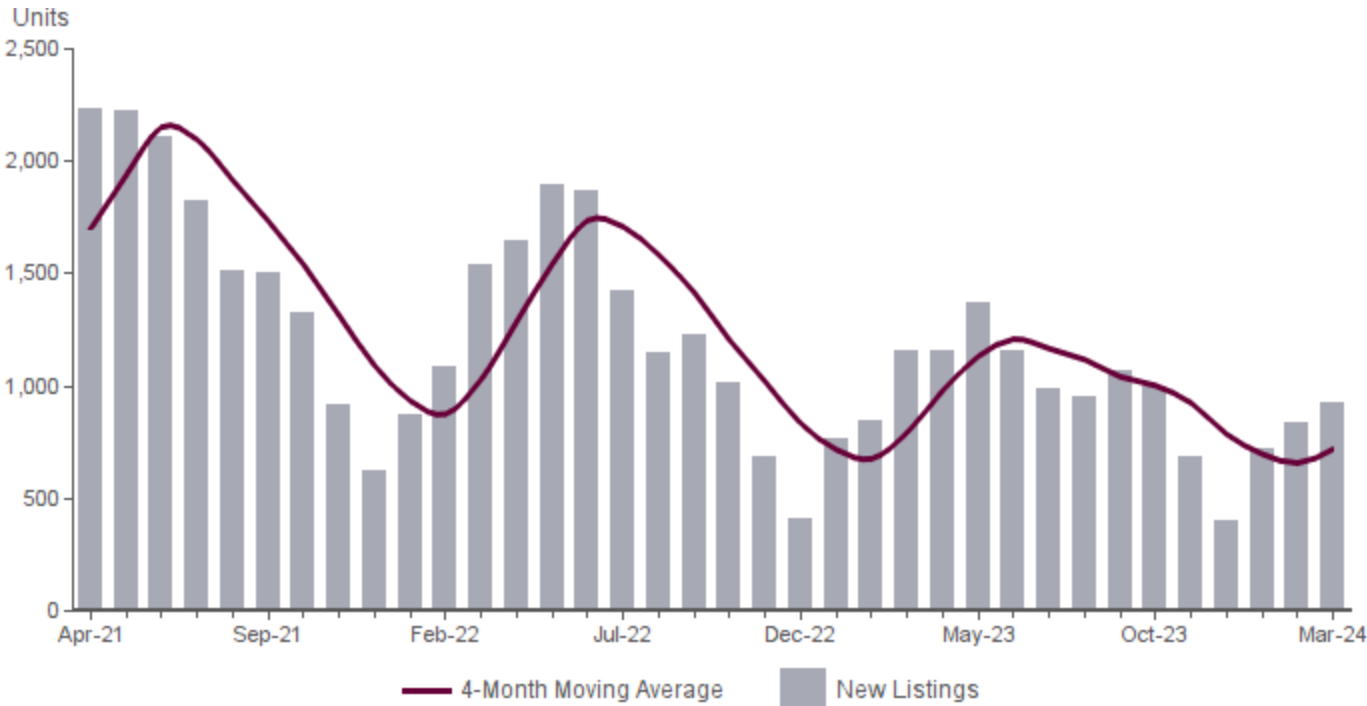
■ Mar '23    ■ Mar '24



MARKET SUMMARY  
MARCH 2024 | ALL PROPERTY TYPES

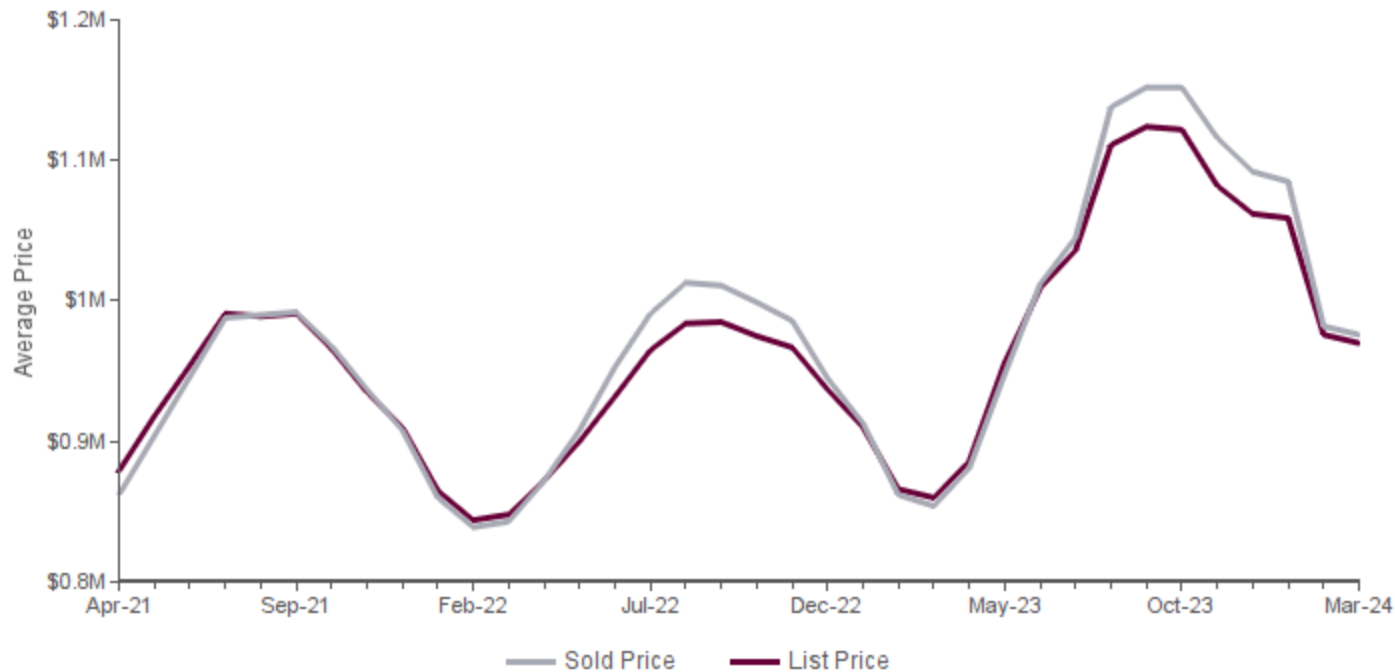
| Market<br>Summary          | Month to Date |            |           | Year to Date |           |           |
|----------------------------|---------------|------------|-----------|--------------|-----------|-----------|
|                            | March 2024    | March 2023 | % Change  | YTD 2024     | YTD 2023  | % Change  |
| New Listings               | 927           | 1154       | -19.67% ↓ | 2482         | 2766      | -10.27% ↓ |
| Sold Listings              | 578           | 771        | -25.03% ↓ | 1610         | 1835      | -12.26% ↓ |
| Median List Price (Solds)  | \$549,900     | \$531,618  | 3.44% ↑   | \$549,900    | \$525,000 | 4.74% ↑   |
| Median Sold Price          | \$555,000     | \$545,555  | 1.73% ↑   | \$553,500    | \$525,000 | 5.43% ↑   |
| Median Days on Market      | 56            | 36         | 55.56% ↑  | 48           | 38        | 26.32% ↑  |
| Average List Price (Solds) | \$949,263     | \$882,312  | 7.59% ↑   | \$966,351    | \$851,294 | 13.52% ↑  |
| Average Sold Price         | \$962,523     | \$880,788  | 9.28% ↑   | \$969,235    | \$845,662 | 14.61% ↑  |
| Average Days on Market     | 86            | 57         | 50.88% ↑  | 69           | 57        | 21.05% ↑  |
| List/Sold Price Ratio      | 102.3%        | 101.1%     | 1.19% ↑   | 101.5%       | 100.1%    | 1.42% ↑   |

NEW PROPERTIES  
MARCH 2024 | ALL PROPERTY TYPES  
Number of new properties listed for sale during the month



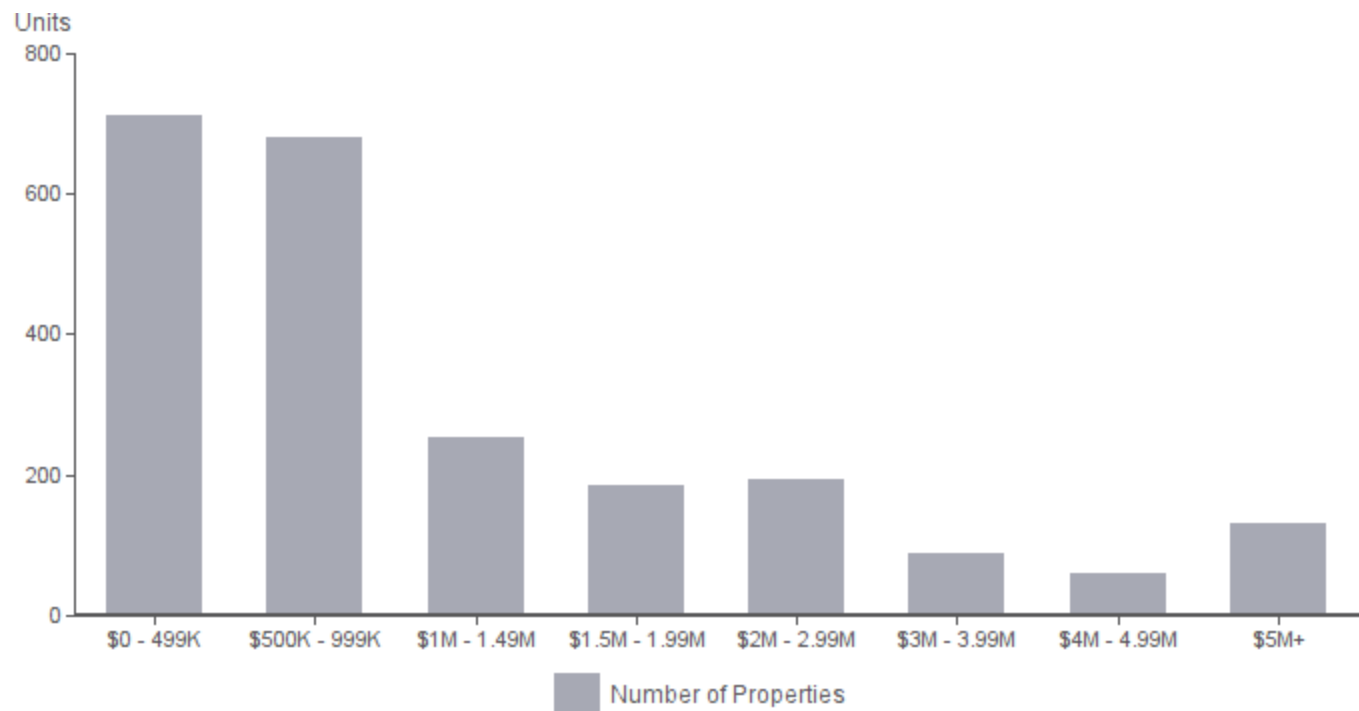
AVERAGE SALES/LIST PRICE  
MARCH 2024 | ALL PROPERTY TYPES

Average list price compared to average sold price of properties sold each month (6-Month Moving Average)



PROPERTIES FOR SALE  
MARCH 2024 | ALL PROPERTY TYPES

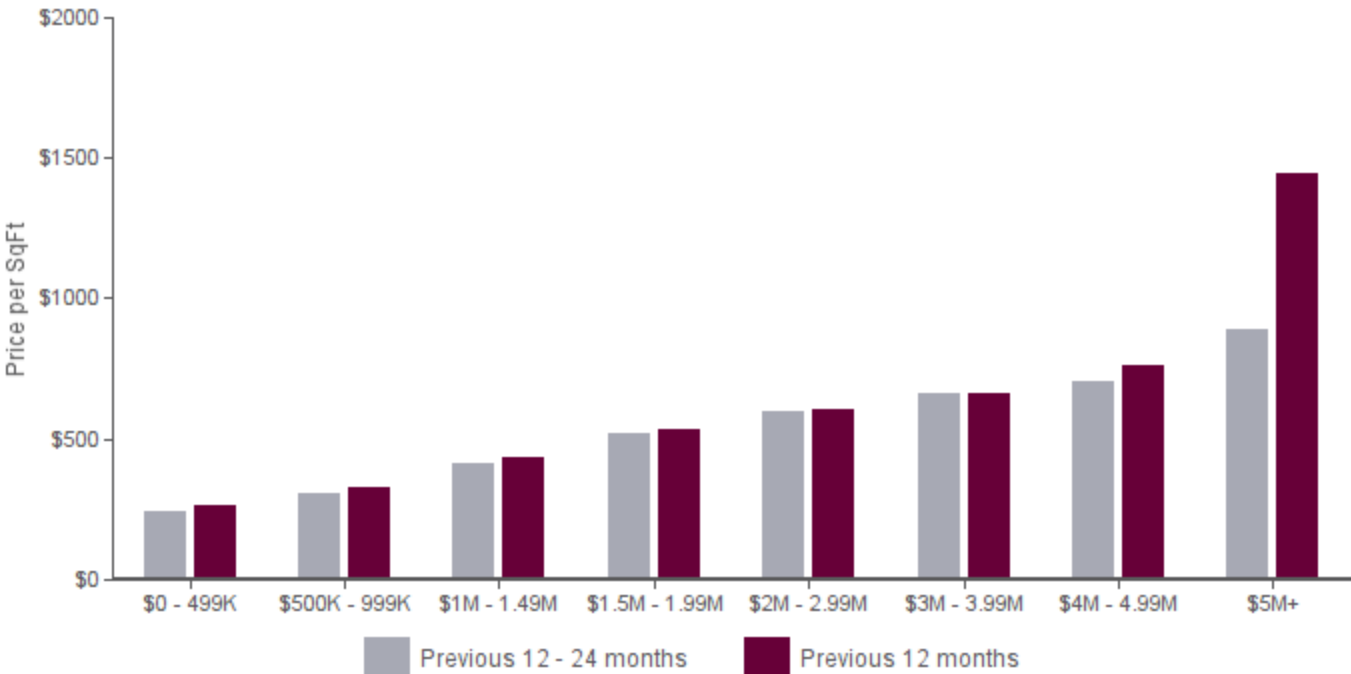
Number of properties currently listed for sale by price range



AVERAGE SALES PRICE PER SQFT

MARCH 2024 | ALL PROPERTY TYPES

Average Sales Price per SqFt for previous two years



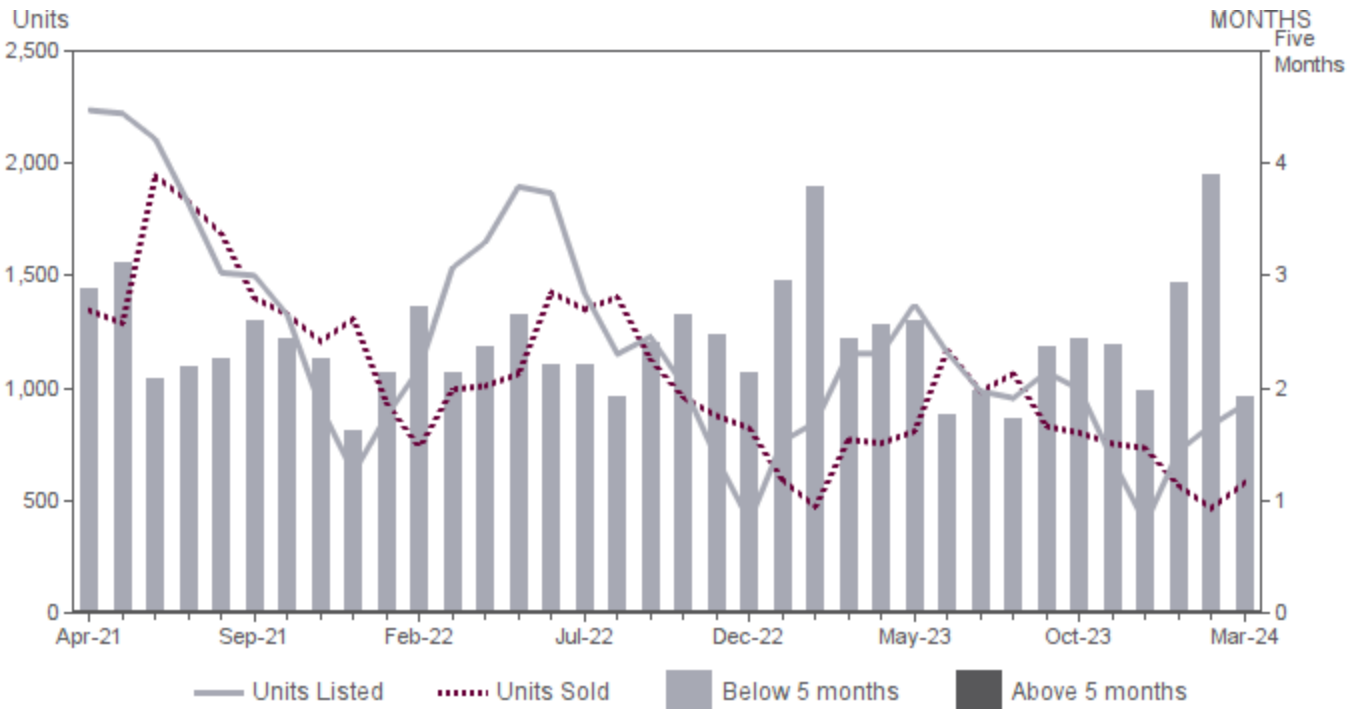
MONTHS SUPPLY OF INVENTORY

MARCH 2024 | ALL PROPERTY TYPES

**Months Supply of Inventory** | Properties for sale divided by number of properties sold.

**Units Listed** | Number of properties listed for sale at the end of month.

**Units Sold** | Number of properties sold.





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**BERKSHIRE  
HATHAWAY**  
HOMESERVICES

NEW ENGLAND  
PROPERTIES

BERKSHIRE HATHAWAY IS WHO WE ARE,  
HOMESERVICES IS WHAT WE DO.

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