



# MONTHLY

MARKET REPORT

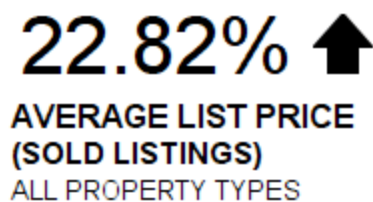
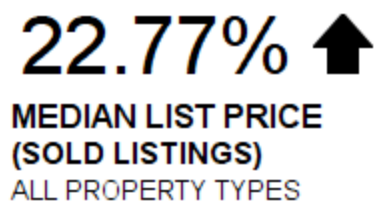
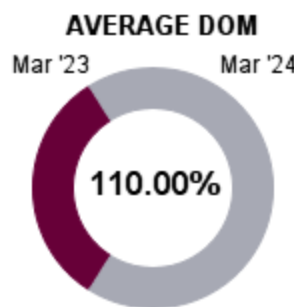
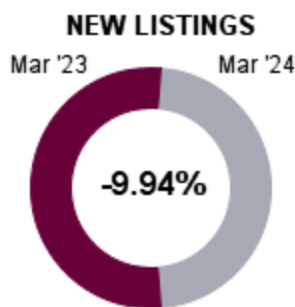
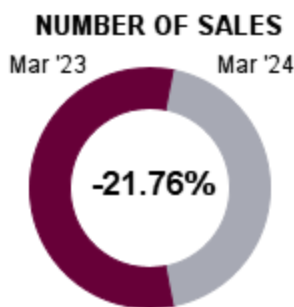
NEW HAVEN COUNTY  
ALL PROPERTY TYPES

MARCH 2024

**NEW HAVEN COUNTY | March 2024**

**REAL ESTATE SNAPSHOT - Change since this time last year**

**All Property Types**



■ Mar '23    ■ Mar '24

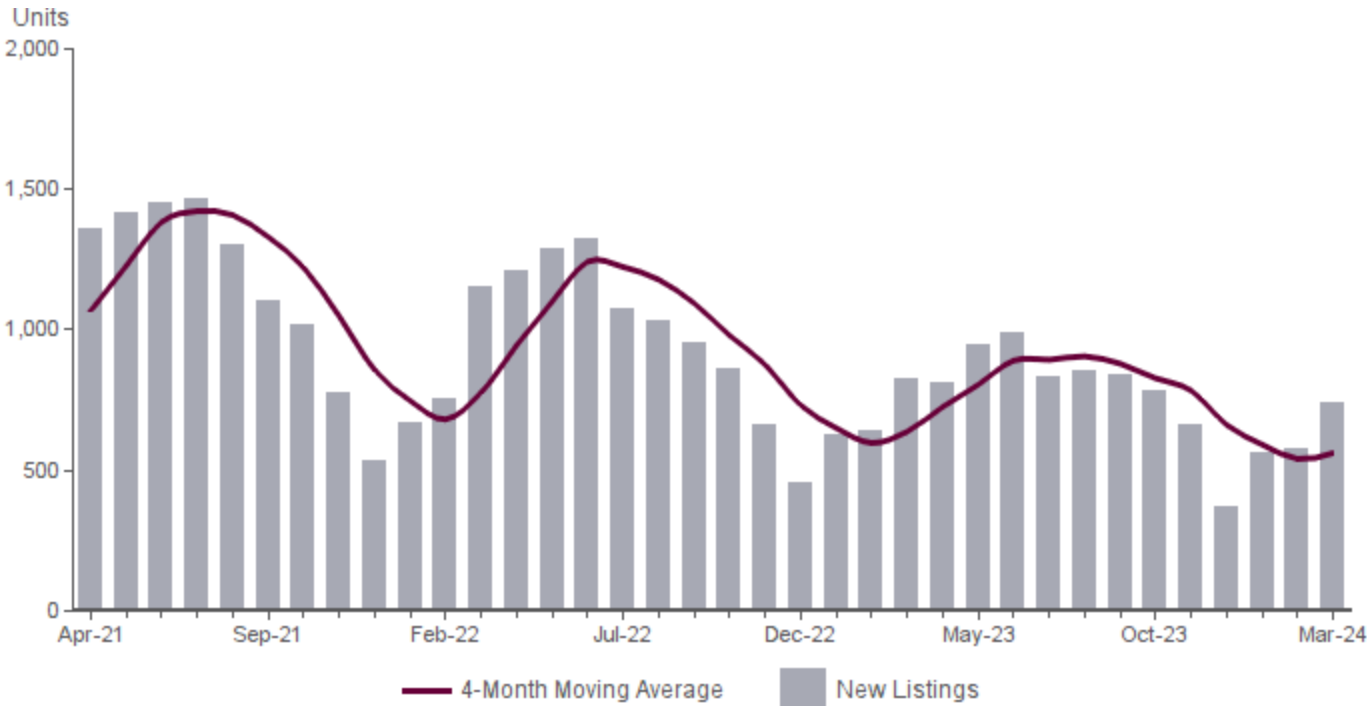


MARKET SUMMARY  
MARCH 2024 | ALL PROPERTY TYPES

Market Summary	Month to Date			Year to Date		
	March 2024	March 2023	% Change	YTD 2024	YTD 2023	% Change
New Listings	743	825	-9.94% ↓	1881	2098	-10.34% ↓
Sold Listings	525	671	-21.76% ↓	1407	1677	-16.1% ↓
Median List Price (Solds)	\$349,900	\$285,000	22.77% ↑	\$330,000	\$289,900	13.83% ↑
Median Sold Price	\$355,000	\$290,000	22.41% ↑	\$339,500	\$290,000	17.07% ↑
Median Days on Market	56	19	194.74% ↑	42	25	68% ↑
Average List Price (Solds)	\$426,760	\$347,471	22.82% ↑	\$392,280	\$337,869	16.1% ↑
Average Sold Price	\$428,631	\$348,386	23.03% ↑	\$393,589	\$336,636	16.92% ↑
Average Days on Market	84	40	110% ↑	58	42	38.1% ↑
List/Sold Price Ratio	101.6%	101%	0.61% ↑	101.3%	100.1%	1.15% ↑

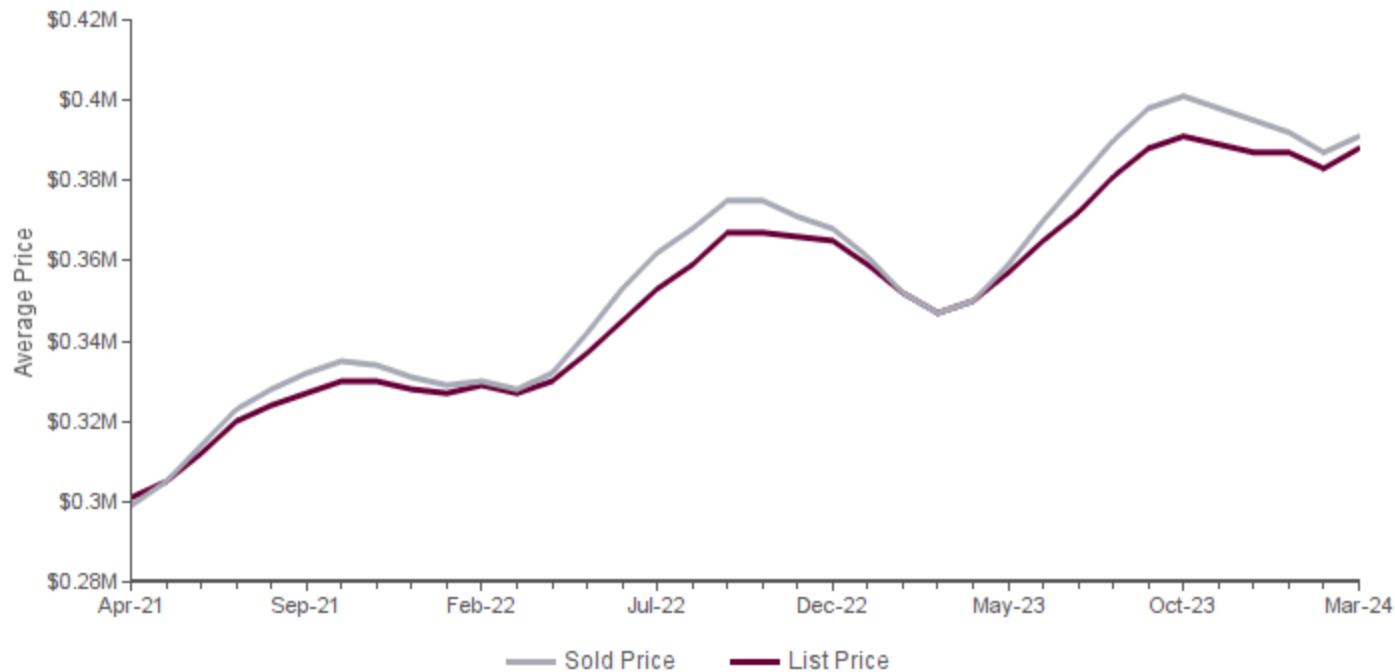
NEW PROPERTIES  
MARCH 2024 | ALL PROPERTY TYPES

Number of new properties listed for sale during the month



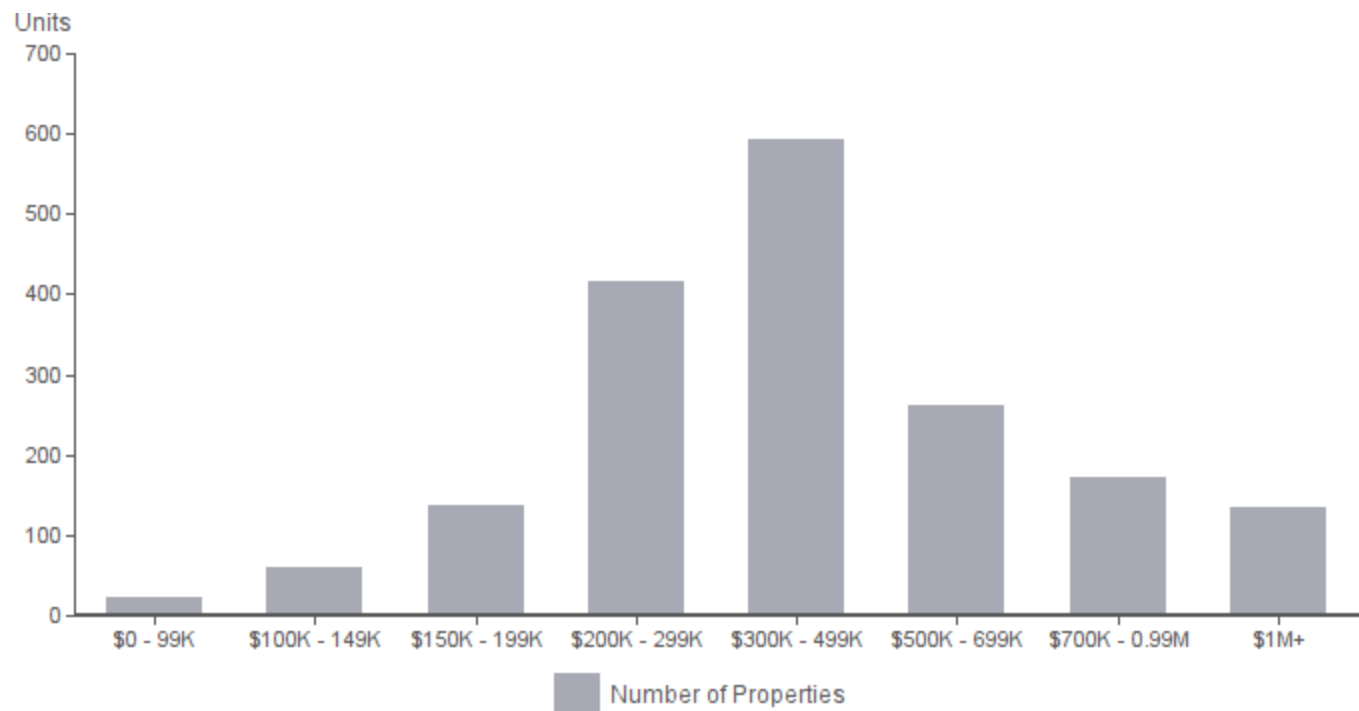
AVERAGE SALES/LIST PRICE  
MARCH 2024 | ALL PROPERTY TYPES

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

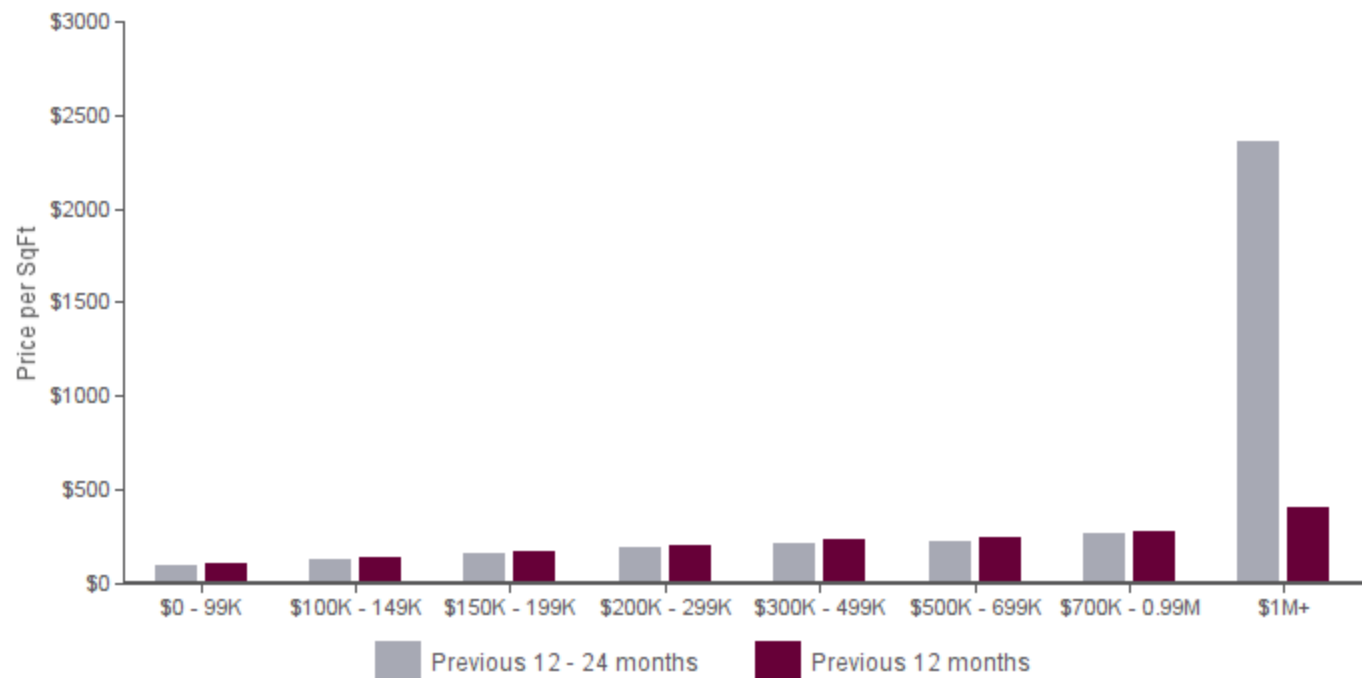
Number of properties currently listed for sale by price range





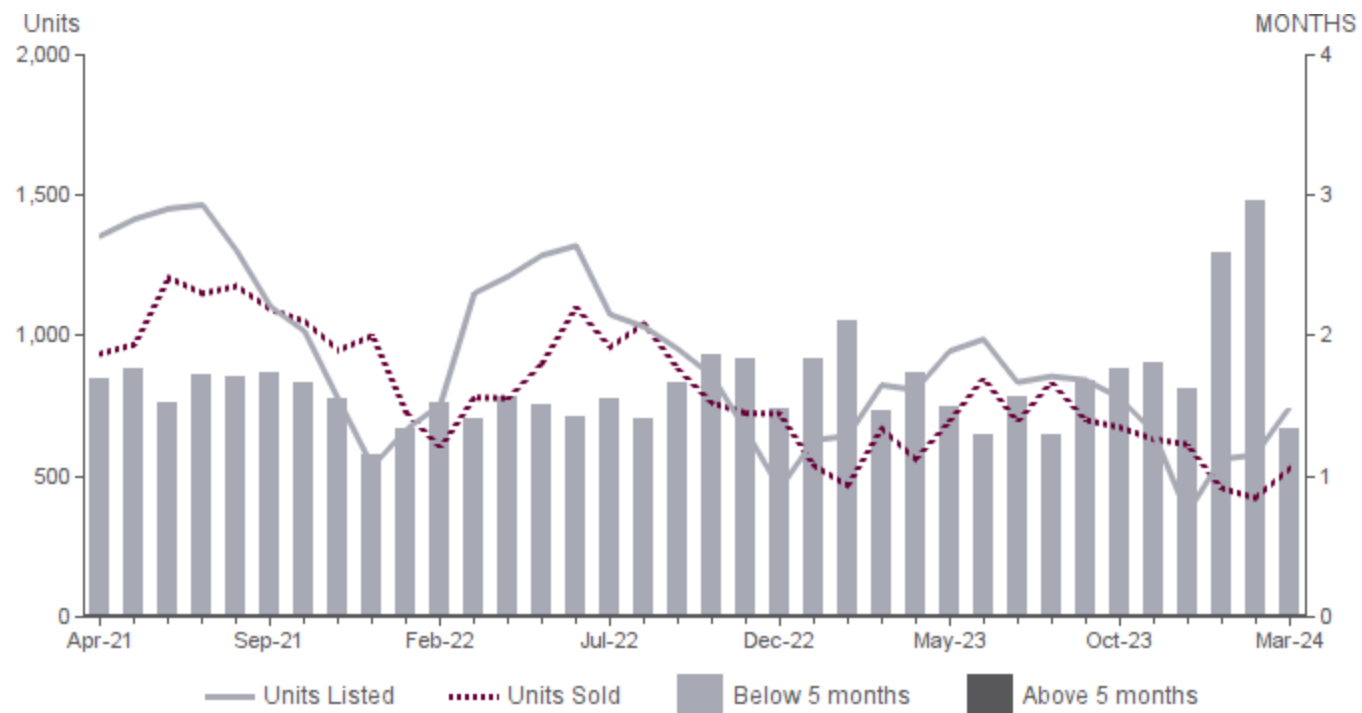
AVERAGE SALES PRICE PER SQFT  
MARCH 2024 | ALL PROPERTY TYPES

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  

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NEW ENGLAND  
PROPERTIES

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

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