



MONTHLY

MARKET REPORT

NEW LONDON COUNTY
ALL PROPERTY TYPES

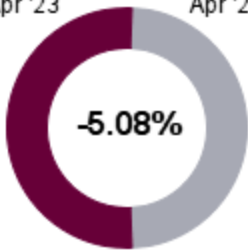
APRIL 2024

NEW LONDON COUNTY | April 2024

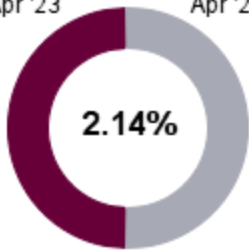
REAL ESTATE SNAPSHOT - Change since this time last year

All Property Types

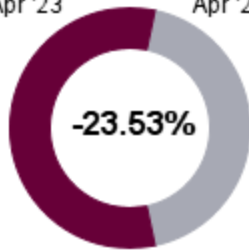
NUMBER OF SALES
Apr '23 Apr '24



NEW LISTINGS
Apr '23 Apr '24



AVERAGE DOM
Apr '23 Apr '24



15.00% ↑

MEDIAN SALES PRICE
ALL PROPERTY TYPES

22.36% ↑

AVERAGE SALES PRICE
ALL PROPERTY TYPES

11.53% ↑

**MEDIAN LIST PRICE
(SOLD LISTINGS)**
ALL PROPERTY TYPES

23.40% ↑

**AVERAGE LIST PRICE
(SOLD LISTINGS)**
ALL PROPERTY TYPES

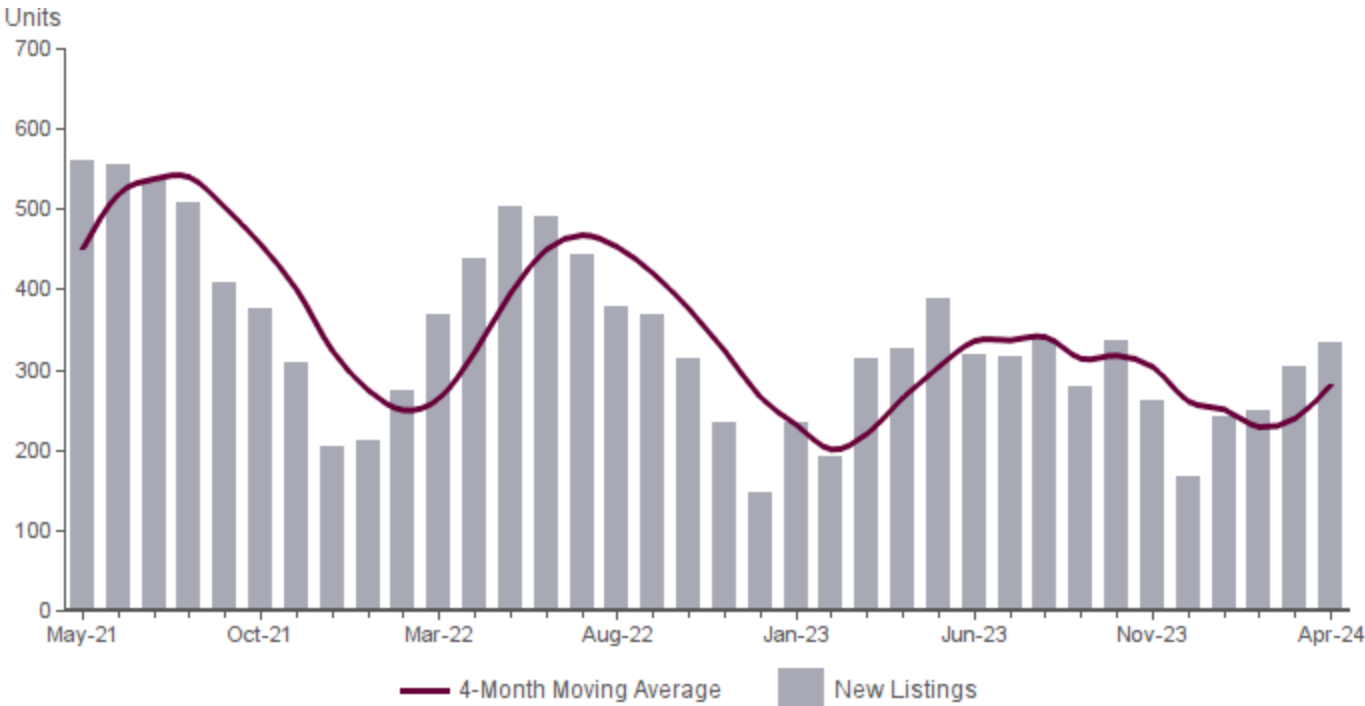
■ Apr '23 ■ Apr '24



MARKET SUMMARY
APRIL 2024 | ALL PROPERTY TYPES

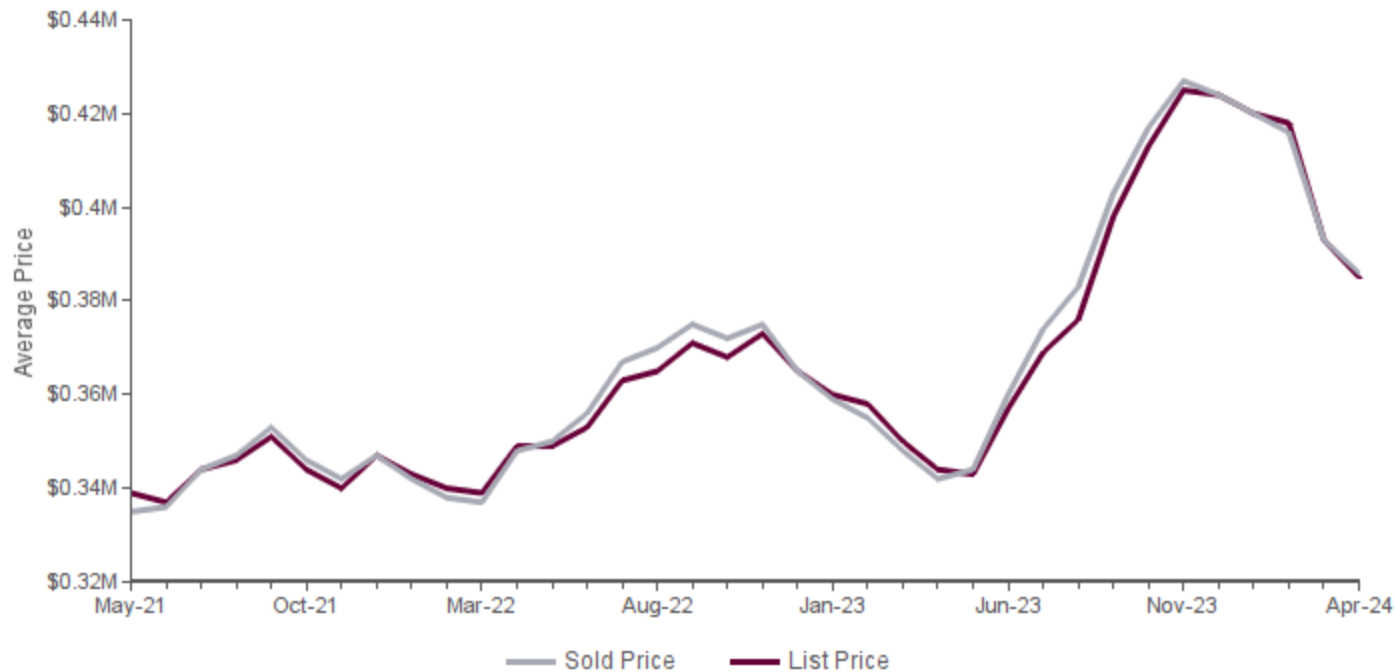
Market Summary	Month to Date			Year to Date		
	April 2024	April 2023	% Change	YTD 2024	YTD 2023	% Change
New Listings	334	327	2.14% ↑	1128	1065	5.92% ↑
Sold Listings	187	197	-5.08% ↓	756	795	-4.91% ↓
Median List Price (Solds)	\$329,000	\$295,000	11.53% ↑	\$315,000	\$294,900	6.82% ↑
Median Sold Price	\$345,000	\$300,000	15% ↑	\$325,000	\$295,000	10.17% ↑
Median Days on Market	8	11	-27.27% ↓	13	13	0%
Average List Price (Solds)	\$426,054	\$345,253	23.4% ↑	\$375,695	\$342,391	9.73% ↑
Average Sold Price	\$428,092	\$349,867	22.36% ↑	\$376,875	\$341,658	10.31% ↑
Average Days on Market	26	34	-23.53% ↓	31	36	-13.89% ↓
List/Sold Price Ratio	101.8%	101.6%	0.26% ↑	101.2%	100.5%	0.69% ↑

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



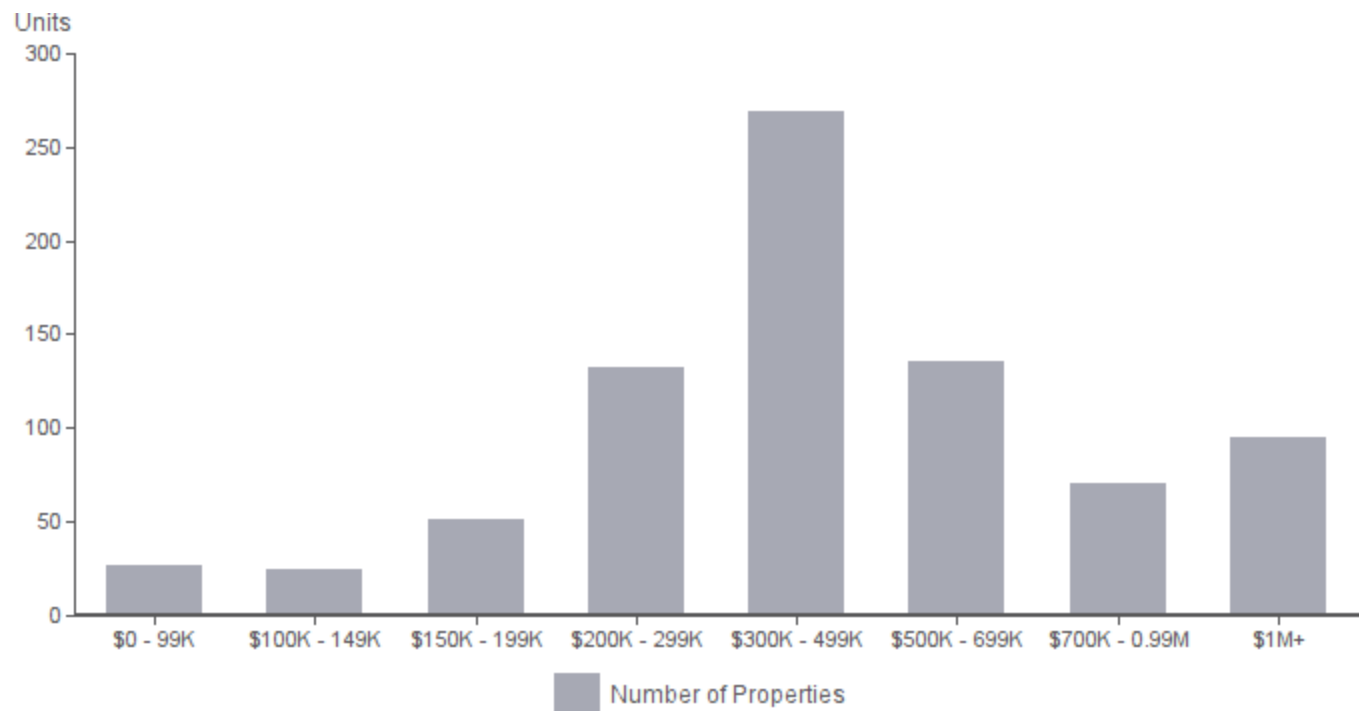
AVERAGE SALES/LIST PRICE
APRIL 2024 | ALL PROPERTY TYPES

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



PROPERTIES FOR SALE
APRIL 2024 | ALL PROPERTY TYPES

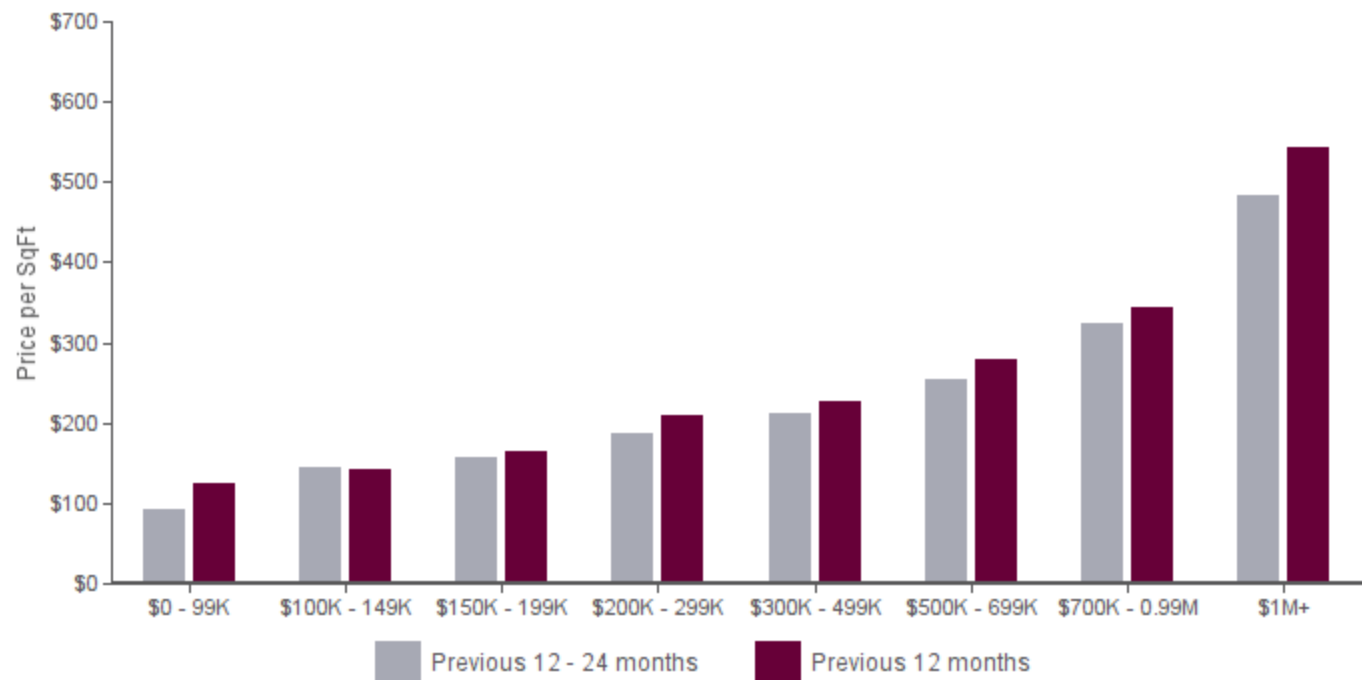
Number of properties currently listed for sale by price range



AVERAGE SALES PRICE PER SQFT

APRIL 2024 | ALL PROPERTY TYPES

Average Sales Price per SqFt for previous two years



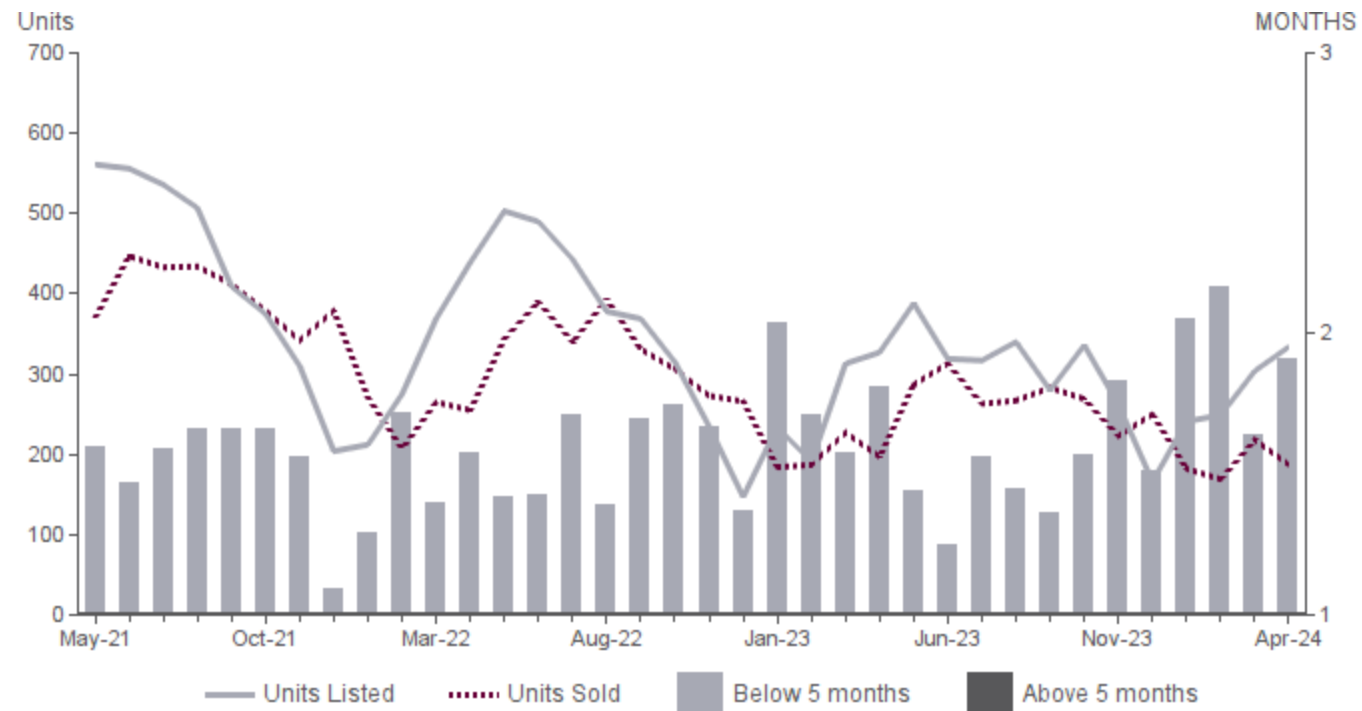
MONTHS SUPPLY OF INVENTORY

APRIL 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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