

Local Market Update – March 2021

A Research Tool Provided by SmartMLS



Weston

Fairfield County

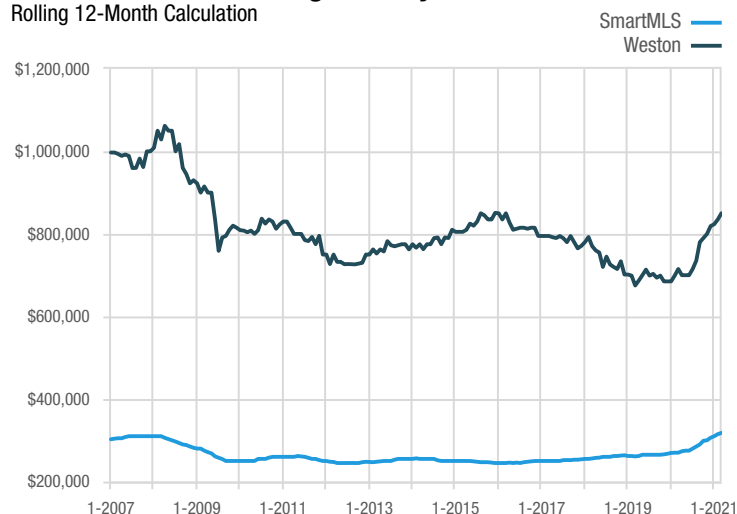
Single Family	March			Year to Date		
Key Metrics	2020	2021	% Change	Thru 3-2020	Thru 3-2021	% Change
New Listings	23	31	+ 34.8%	78	70	- 10.3%
Pending Sales	18	32	+ 77.8%	40	59	+ 47.5%
Closed Sales	9	17	+ 88.9%	28	47	+ 67.9%
Days on Market Until Sale	126	73	- 42.1%	162	59	- 63.6%
Median Sales Price*	\$650,000	\$941,250	+ 44.8%	\$662,000	\$929,375	+ 40.4%
Average Sales Price*	\$675,111	\$1,101,368	+ 63.1%	\$705,991	\$1,113,747	+ 57.8%
Percent of List Price Received*	93.6%	99.6%	+ 6.4%	92.6%	99.5%	+ 7.5%
Inventory of Homes for Sale	127	51	- 59.8%	—	—	—
Months Supply of Inventory	8.9	1.8	- 79.8%	—	—	—

Townhouse/Condo	March			Year to Date		
Key Metrics	2020	2021	% Change	Thru 3-2020	Thru 3-2021	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

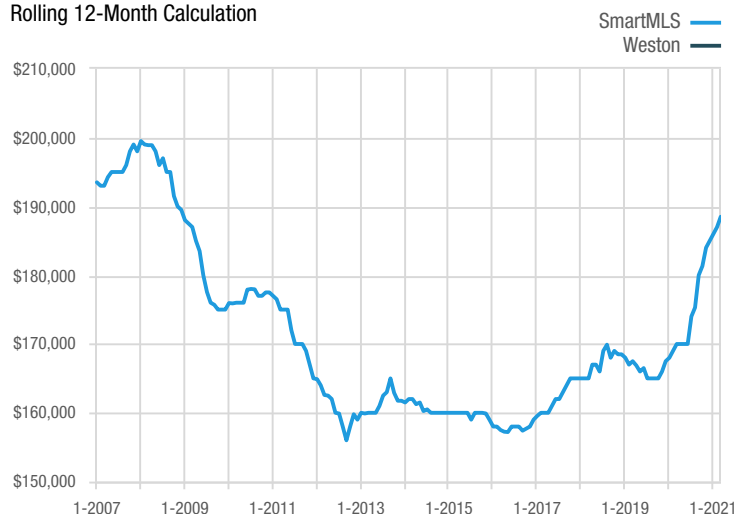
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.