

Local Market Update – April 2021

A Research Tool Provided by SmartMLS



Weston

Fairfield County

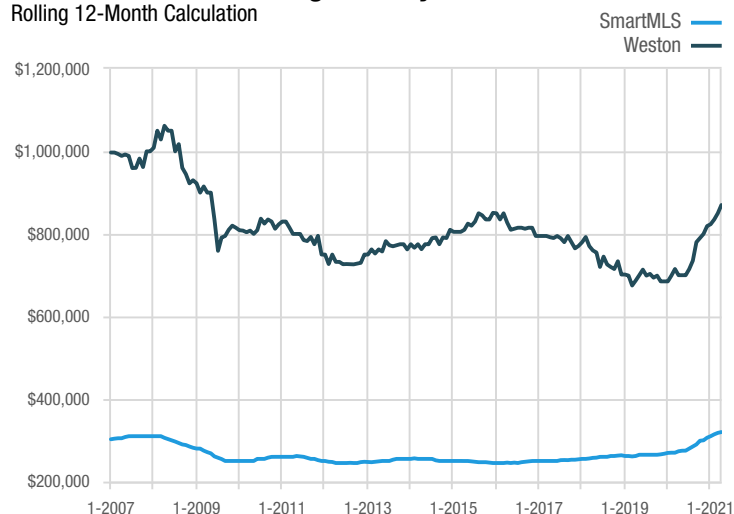
Single Family	April			Year to Date		
Key Metrics	2020	2021	% Change	Thru 4-2020	Thru 4-2021	% Change
New Listings	20	30	+ 50.0%	98	102	+ 4.1%
Pending Sales	13	24	+ 84.6%	53	81	+ 52.8%
Closed Sales	12	21	+ 75.0%	40	68	+ 70.0%
Days on Market Until Sale	140	77	- 45.0%	156	64	- 59.0%
Median Sales Price*	\$653,750	\$1,245,000	+ 90.4%	\$656,250	\$1,027,500	+ 56.6%
Average Sales Price*	\$890,708	\$1,268,814	+ 42.5%	\$761,406	\$1,161,636	+ 52.6%
Percent of List Price Received*	95.4%	101.9%	+ 6.8%	93.5%	100.3%	+ 7.3%
Inventory of Homes for Sale	124	62	- 50.0%	—	—	—
Months Supply of Inventory	8.7	2.2	- 74.7%	—	—	—

Townhouse/Condo	April			Year to Date		
Key Metrics	2020	2021	% Change	Thru 4-2020	Thru 4-2021	% 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.

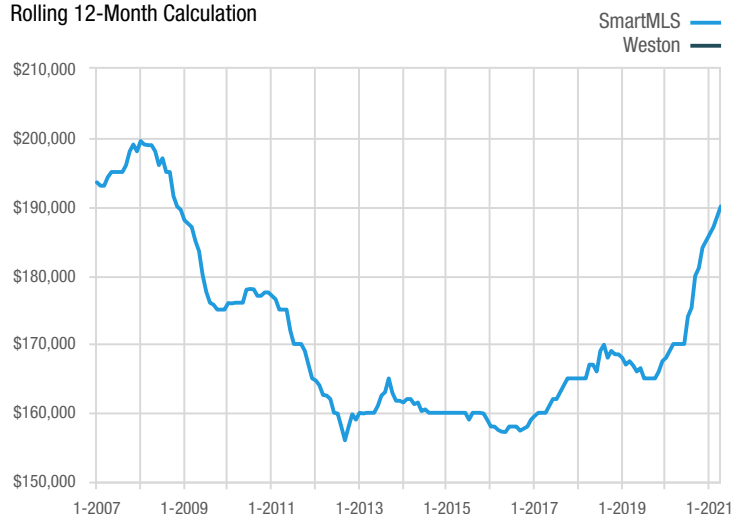
Median Sales Price - Single Family

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.