

Westport

Fairfield County

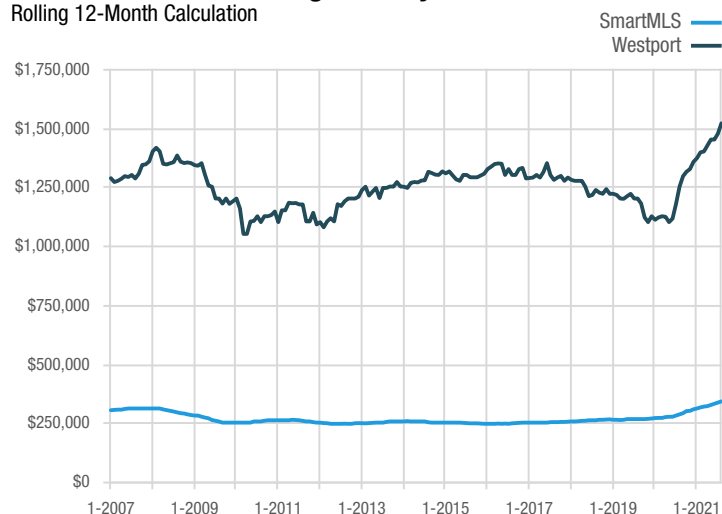
Single Family	August			Year to Date		
Key Metrics	2020	2021	% Change	Thru 8-2020	Thru 8-2021	% Change
New Listings	91	45	- 50.5%	680	602	- 11.5%
Pending Sales	77	52	- 32.5%	442	419	- 5.2%
Closed Sales	105	74	- 29.5%	400	413	+ 3.3%
Days on Market Until Sale	104	37	- 64.4%	109	56	- 48.6%
Median Sales Price*	\$1,450,000	\$1,730,000	+ 19.3%	\$1,303,750	\$1,611,000	+ 23.6%
Average Sales Price*	\$1,737,458	\$1,844,216	+ 6.1%	\$1,541,356	\$1,860,888	+ 20.7%
Percent of List Price Received*	98.7%	102.6%	+ 4.0%	97.0%	101.3%	+ 4.4%
Inventory of Homes for Sale	264	158	- 40.2%	—	—	—
Months Supply of Inventory	5.8	2.9	- 50.0%	—	—	—

Townhouse/Condo	August			Year to Date		
Key Metrics	2020	2021	% Change	Thru 8-2020	Thru 8-2021	% Change
New Listings	6	2	- 66.7%	42	33	- 21.4%
Pending Sales	7	3	- 57.1%	29	37	+ 27.6%
Closed Sales	7	2	- 71.4%	28	33	+ 17.9%
Days on Market Until Sale	106	24	- 77.4%	143	77	- 46.2%
Median Sales Price*	\$700,000	\$945,000	+ 35.0%	\$563,750	\$552,000	- 2.1%
Average Sales Price*	\$802,643	\$945,000	+ 17.7%	\$557,268	\$647,214	+ 16.1%
Percent of List Price Received*	100.4%	100.1%	- 0.3%	96.2%	100.6%	+ 4.6%
Inventory of Homes for Sale	20	17	- 15.0%	—	—	—
Months Supply of Inventory	5.6	3.6	- 35.7%	—	—	—

* 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.

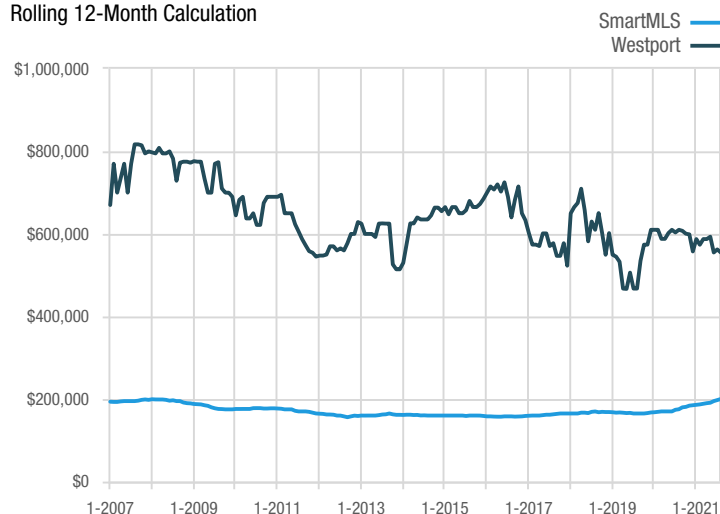
Median Sales Price - Single Family

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.