

Westport

Fairfield County

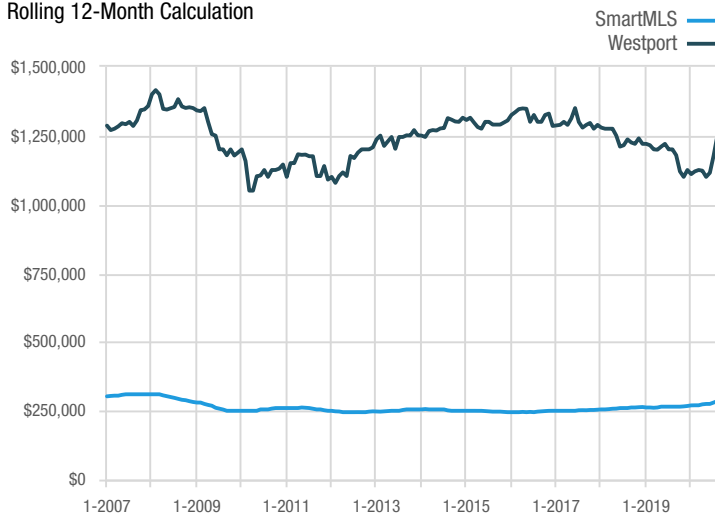
Single Family	August			Year to Date		
	2019	2020	% Change	Thru 8-2019	Thru 8-2020	% Change
New Listings	36	91	+ 152.8%	636	685	+ 7.7%
Pending Sales	35	79	+ 125.7%	259	446	+ 72.2%
Closed Sales	48	104	+ 116.7%	240	399	+ 66.3%
Days on Market Until Sale	116	104	- 10.3%	114	109	- 4.4%
Median Sales Price*	\$1,237,500	\$1,450,000	+ 17.2%	\$1,198,750	\$1,300,000	+ 8.4%
Average Sales Price*	\$1,394,287	\$1,738,299	+ 24.7%	\$1,359,526	\$1,541,071	+ 13.4%
Percent of List Price Received*	94.5%	98.6%	+ 4.3%	95.1%	97.0%	+ 2.0%
Inventory of Homes for Sale	364	241	- 33.8%	—	—	—
Months Supply of Inventory	12.4	5.2	- 58.1%	—	—	—

Townhouse/Condo	August			Year to Date		
	2019	2020	% Change	Thru 8-2019	Thru 8-2020	% Change
New Listings	2	6	+ 200.0%	46	43	- 6.5%
Pending Sales	5	7	+ 40.0%	23	30	+ 30.4%
Closed Sales	2	7	+ 250.0%	20	29	+ 45.0%
Days on Market Until Sale	249	106	- 57.4%	108	139	+ 28.7%
Median Sales Price*	\$524,500	\$700,000	+ 33.5%	\$422,500	\$540,000	+ 27.8%
Average Sales Price*	\$524,500	\$802,643	+ 53.0%	\$479,939	\$549,567	+ 14.5%
Percent of List Price Received*	95.8%	100.4%	+ 4.8%	96.6%	96.3%	- 0.3%
Inventory of Homes for Sale	26	20	- 23.1%	—	—	—
Months Supply of Inventory	8.9	5.5	- 38.2%	—	—	—

* 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.

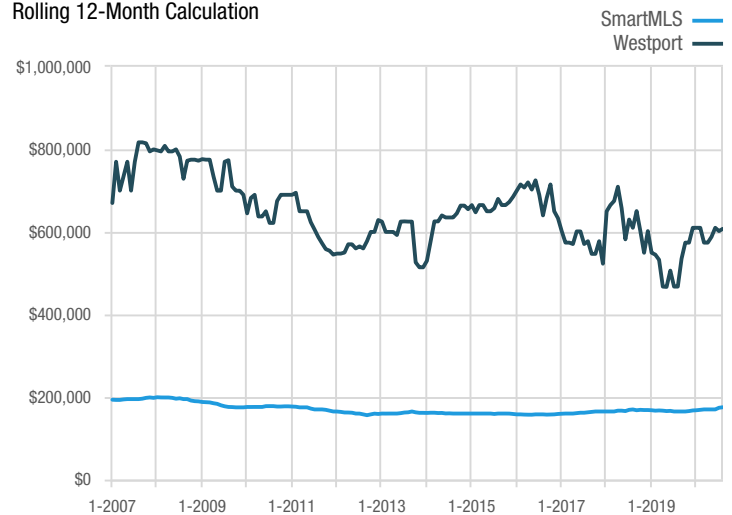
Median Sales Price - Single Family

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.