

Westport

Fairfield County

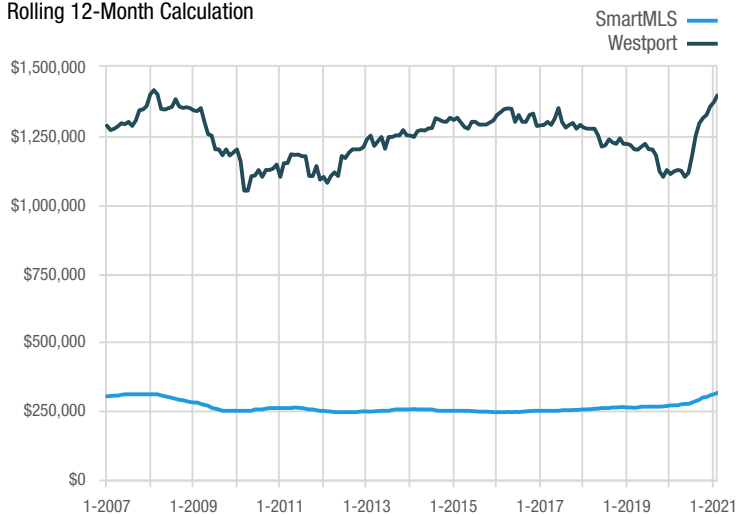
Single Family	February			Year to Date		
	2020	2021	% Change	Thru 2-2020	Thru 2-2021	% Change
New Listings	75	59	- 21.3%	165	120	- 27.3%
Pending Sales	29	32	+ 10.3%	56	73	+ 30.4%
Closed Sales	25	42	+ 68.0%	47	75	+ 59.6%
Days on Market Until Sale	158	69	- 56.3%	155	76	- 51.0%
Median Sales Price*	\$1,115,000	\$1,600,000	+ 43.5%	\$1,125,000	\$1,555,000	+ 38.2%
Average Sales Price*	\$1,224,843	\$1,838,374	+ 50.1%	\$1,339,317	\$1,898,983	+ 41.8%
Percent of List Price Received*	94.5%	98.9%	+ 4.7%	94.2%	98.7%	+ 4.8%
Inventory of Homes for Sale	306	143	- 53.3%	—	—	—
Months Supply of Inventory	9.6	2.4	- 75.0%	—	—	—

Townhouse/Condo	February			Year to Date		
	2020	2021	% Change	Thru 2-2020	Thru 2-2021	% Change
New Listings	7	4	- 42.9%	14	7	- 50.0%
Pending Sales	4	7	+ 75.0%	6	11	+ 83.3%
Closed Sales	3	3	0.0%	6	9	+ 50.0%
Days on Market Until Sale	194	257	+ 32.5%	156	132	- 15.4%
Median Sales Price*	\$602,000	\$626,000	+ 4.0%	\$491,000	\$626,000	+ 27.5%
Average Sales Price*	\$517,817	\$691,500	+ 33.5%	\$503,908	\$720,278	+ 42.9%
Percent of List Price Received*	95.3%	96.6%	+ 1.4%	95.1%	98.8%	+ 3.9%
Inventory of Homes for Sale	30	20	- 33.3%	—	—	—
Months Supply of Inventory	10.0	4.0	- 60.0%	—	—	—

* 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.

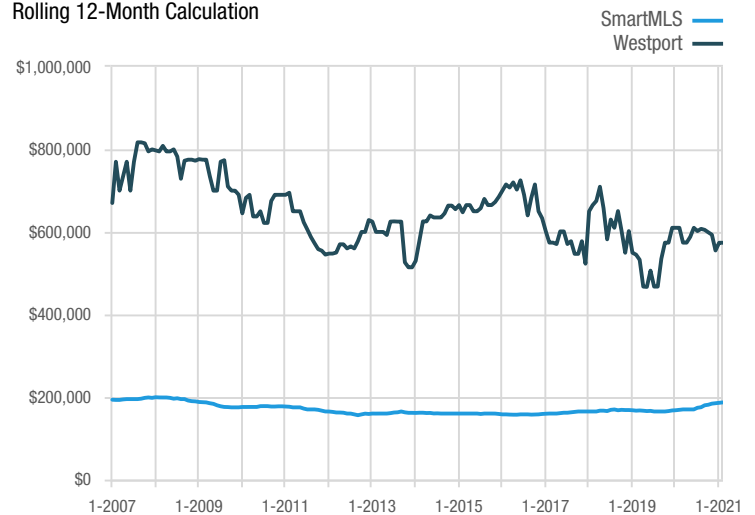
Median Sales Price - Single Family

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.