

Westport

Fairfield County

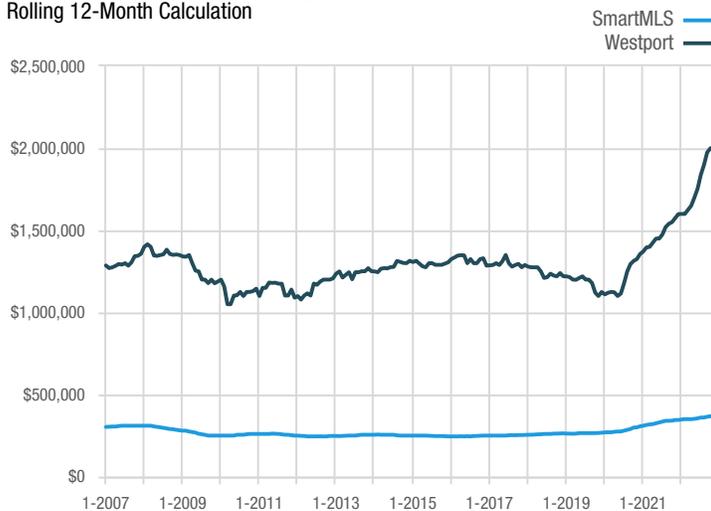
Single Family	November			Year to Date		
	2021	2022	% Change	Thru 11-2021	Thru 11-2022	% Change
New Listings	34	30	- 11.8%	728	528	- 27.5%
Pending Sales	36	27	- 25.0%	512	397	- 22.5%
Closed Sales	33	23	- 30.3%	521	407	- 21.9%
Days on Market Until Sale	63	57	- 9.5%	55	53	- 3.6%
Median Sales Price*	\$1,570,000	\$1,595,000	+ 1.6%	\$1,582,000	\$2,015,000	+ 27.4%
Average Sales Price*	\$1,730,394	\$1,942,826	+ 12.3%	\$1,828,773	\$2,380,527	+ 30.2%
Percent of List Price Received*	101.0%	97.3%	- 3.7%	101.1%	103.9%	+ 2.8%
Inventory of Homes for Sale	143	100	- 30.1%	—	—	—
Months Supply of Inventory	2.9	2.8	- 3.4%	—	—	—

Townhouse/Condo	November			Year to Date		
	2021	2022	% Change	Thru 11-2021	Thru 11-2022	% Change
New Listings	7	3	- 57.1%	50	79	+ 58.0%
Pending Sales	3	4	+ 33.3%	50	47	- 6.0%
Closed Sales	5	1	- 80.0%	47	33	- 29.8%
Days on Market Until Sale	27	20	- 25.9%	63	30	- 52.4%
Median Sales Price*	\$875,000	\$495,000	- 43.4%	\$680,500	\$850,000	+ 24.9%
Average Sales Price*	\$745,800	\$495,000	- 33.6%	\$735,182	\$847,091	+ 15.2%
Percent of List Price Received*	100.3%	100.0%	- 0.3%	100.8%	105.0%	+ 4.2%
Inventory of Homes for Sale	20	33	+ 65.0%	—	—	—
Months Supply of Inventory	4.4	7.6	+ 72.7%	—	—	—

* 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.

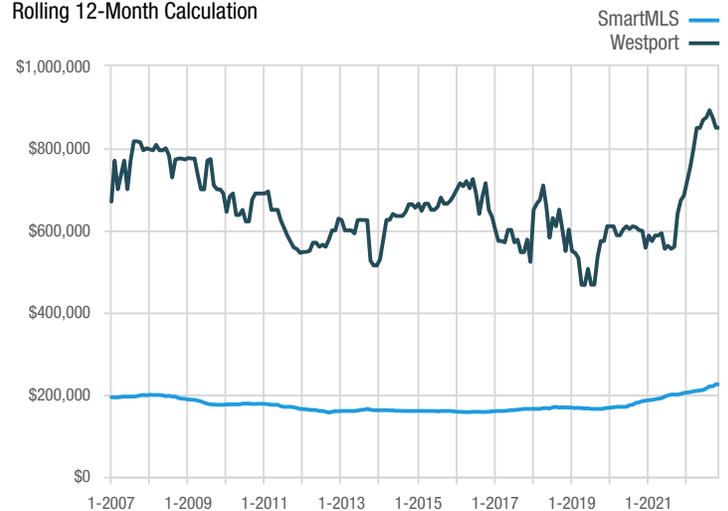
Median Sales Price - Single Family

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.