

COMPASS

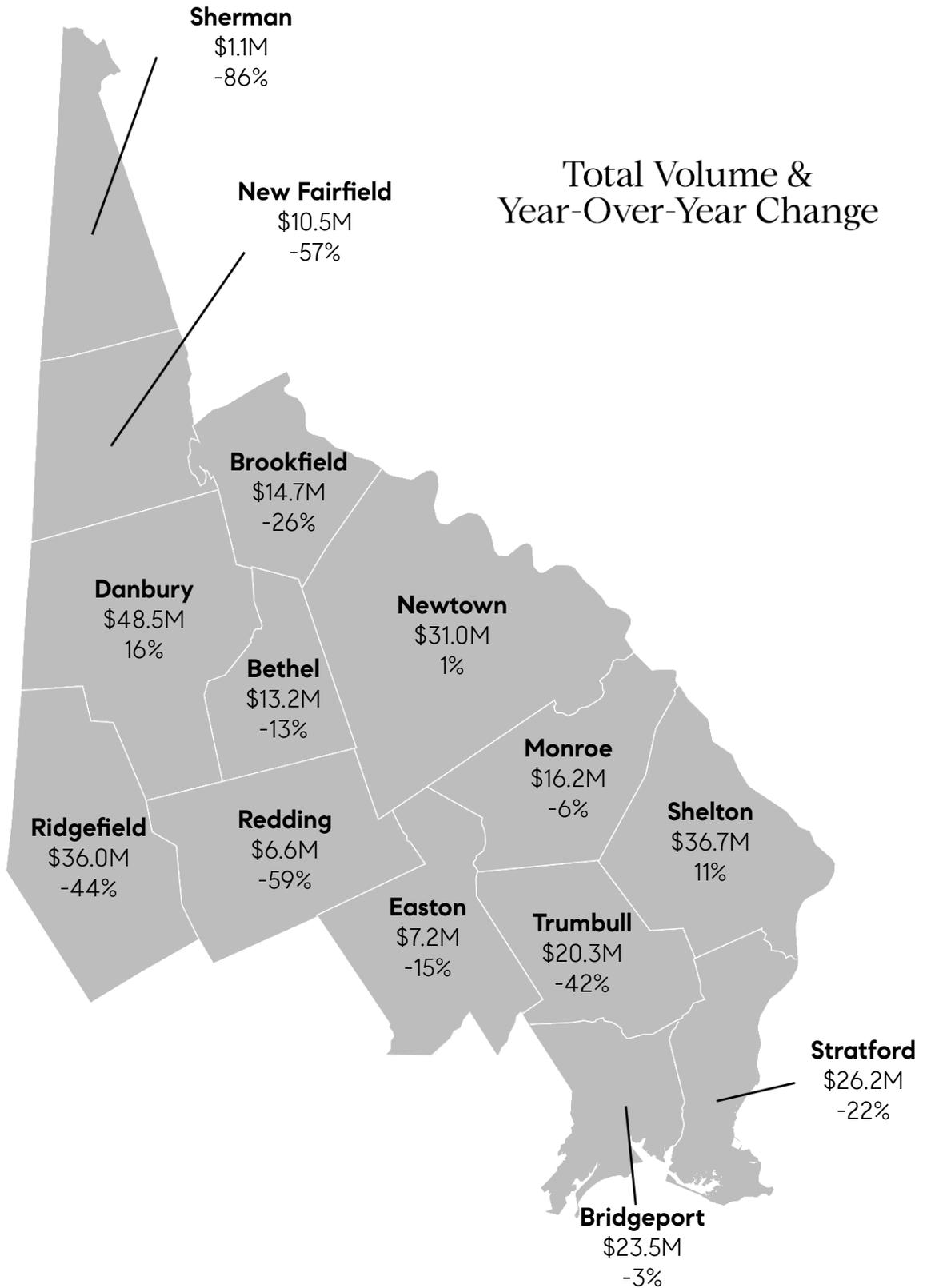
Fairfield County Market Insights

OCTOBER 2021

Fairfield County Market Insights

OCTOBER 2021

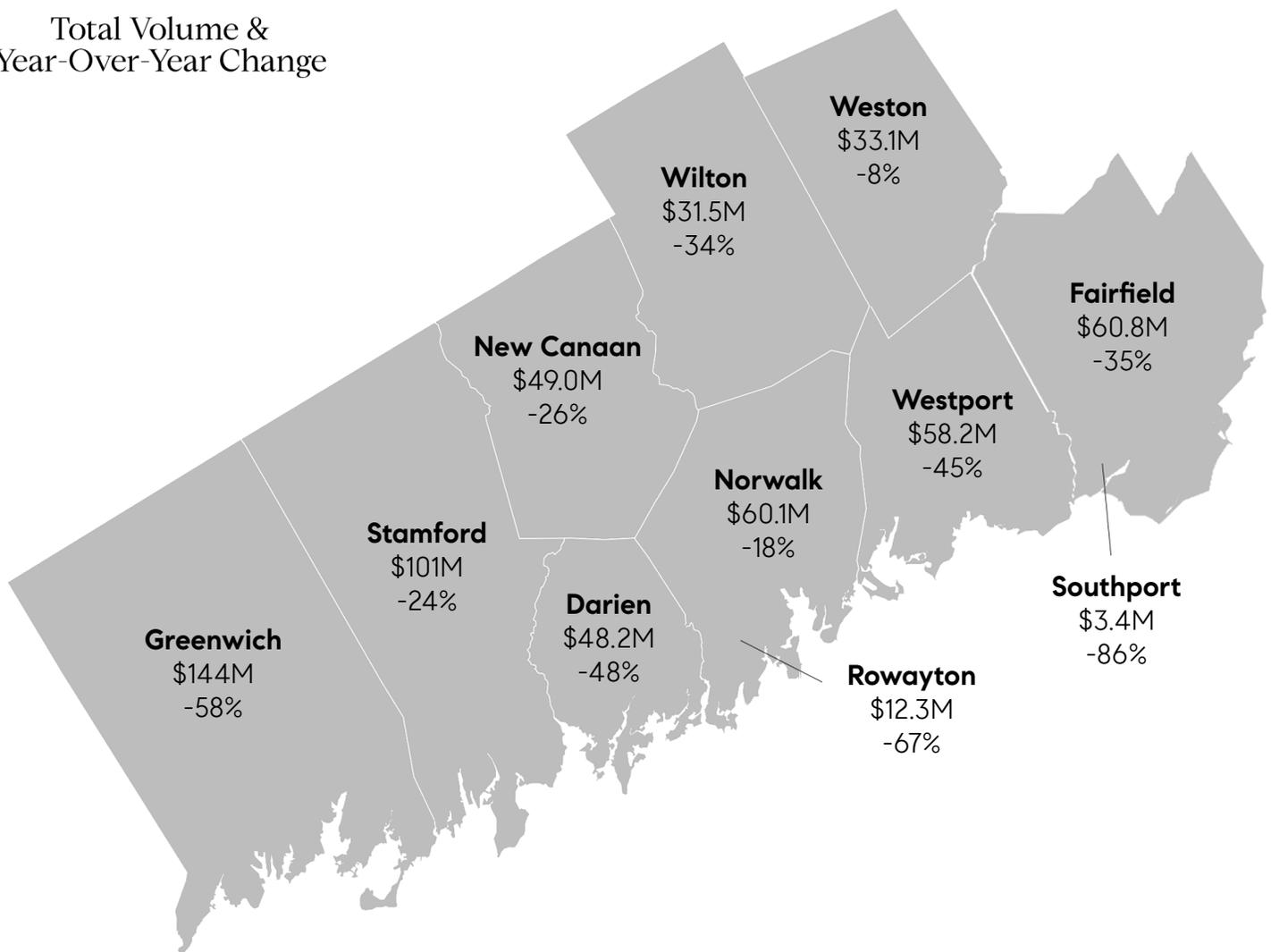
Total Volume & Year-Over-Year Change



Lower Fairfield County Market Insights

OCTOBER 2021

Total Volume &
Year-Over-Year Change



Bethel

OCTOBER 2021

NEW LISTINGS

29	-15%	\$433K	-8%	\$440K	-3%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

UNDER CONTRACT

31	-35%	\$456K	12%	\$440K	8%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

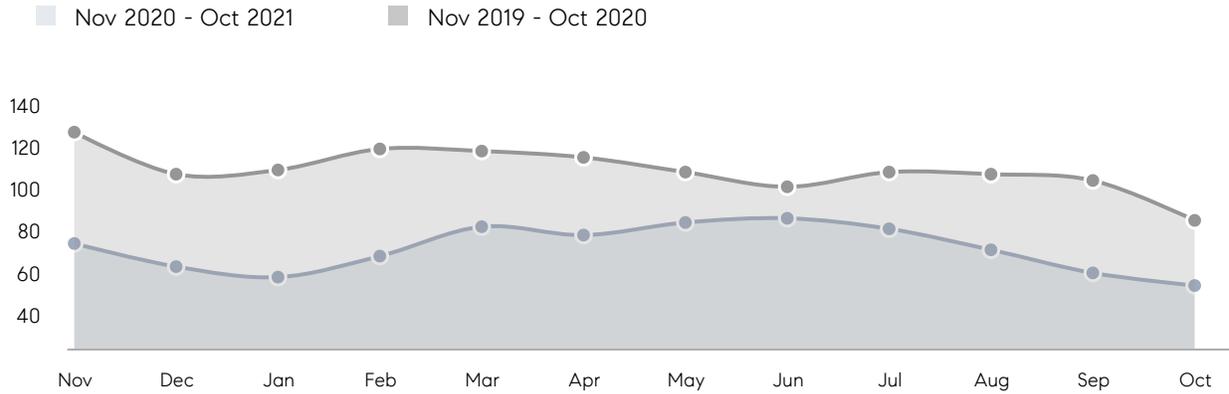
30	-25%	\$440K	16%	\$416K	10%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	46	81	-43%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$439,695	\$377,611	16.4%
	# OF CONTRACTS	31	48	-35.4%
	NEW LISTINGS	29	34	-15%
Houses	AVERAGE DOM	43	78	-45%
	% OF ASKING PRICE	100%	101%	
	AVERAGE SOLD PRICE	\$474,650	\$403,752	-6%
	# OF CONTRACTS	23	34	-32%
	NEW LISTINGS	16	20	-20%
Condo/Co-op/TH	AVERAGE DOM	52	87	-40%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$369,784	\$329,064	12%
	# OF CONTRACTS	8	14	-43%
	NEW LISTINGS	13	14	-7%

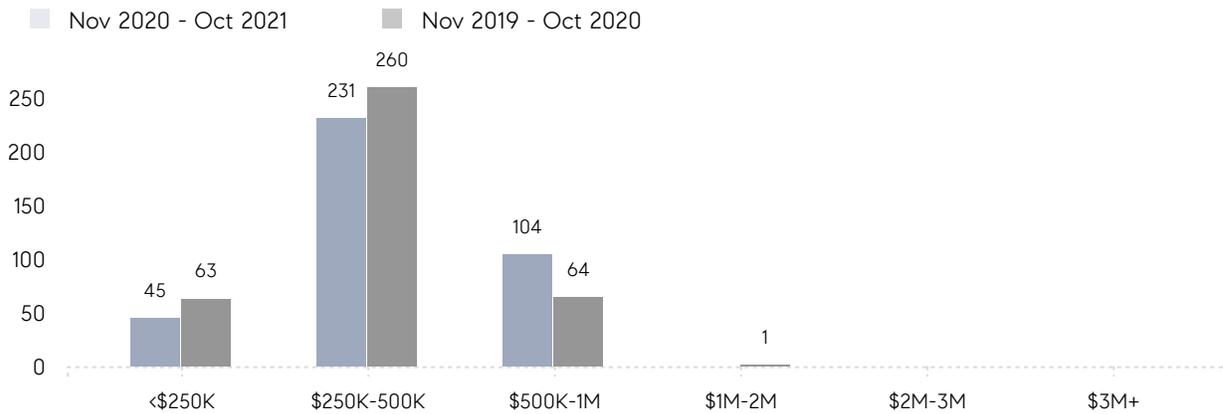
Bethel

OCTOBER 2021

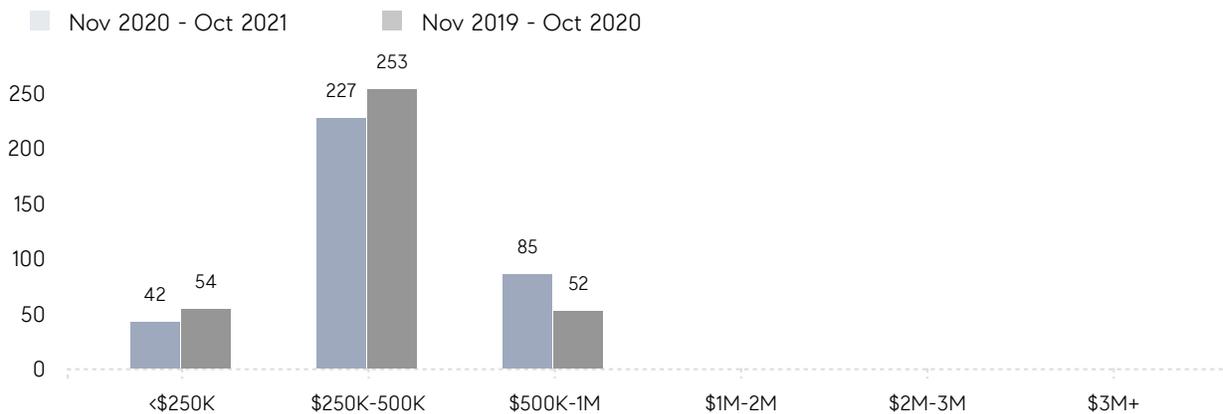
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Bethel

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	2	8	-75.0%
	SOLD VOLUME	\$393,250	\$1,449,000	-72.9%
	AVERAGE PRICE	\$196,625	\$181,125	9%
\$250K-500K	# OF SALES	20	26	-23.1%
	SOLD VOLUME	\$7,656,600	\$10,052,490	-23.8%
	AVERAGE PRICE	\$382,830	\$386,634	-1%
\$500K-1M	# OF SALES	8	6	33.3%
	SOLD VOLUME	\$5,140,986	\$3,602,943	42.7%
	AVERAGE PRICE	\$642,623	\$600,491	7%
\$1M-2M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Bridgeport

OCTOBER 2021

NEW LISTINGS

131	1%	\$259K	18%	\$260K	22%
Total Properties	Change From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNDER CONTRACT

105	-5%	\$240K	2%	\$240K	19%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

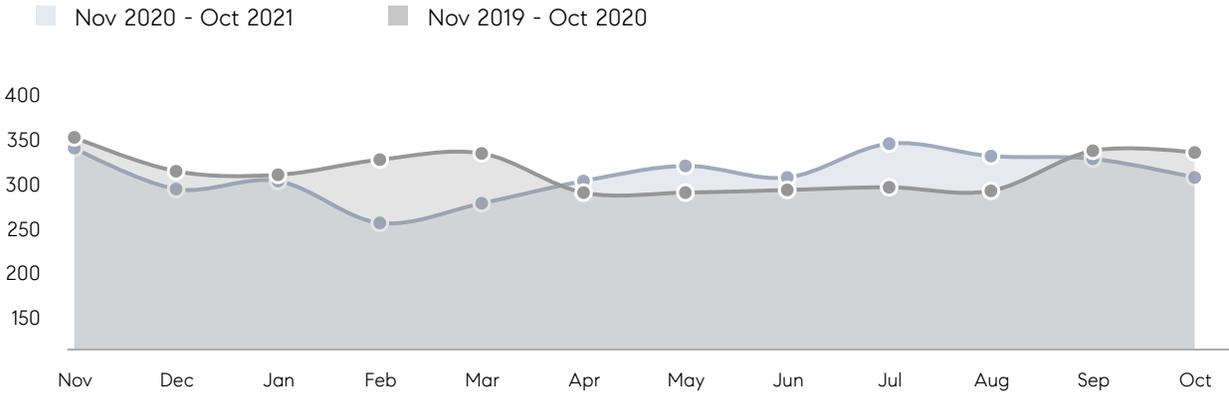
105	-6%	\$224K	4%	\$216K	0%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Change From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	46	48	-4%
	% OF ASKING PRICE	99%	99%	
	AVERAGE SOLD PRICE	\$224,194	\$215,997	3.8%
	# OF CONTRACTS	105	110	-4.5%
	NEW LISTINGS	131	130	1%
Houses	AVERAGE DOM	47	51	-8%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$281,061	\$259,819	-6%
	# OF CONTRACTS	65	73	-11%
	NEW LISTINGS	81	88	-8%
Condo/Co-op/TH	AVERAGE DOM	45	44	2%
	% OF ASKING PRICE	96%	97%	
	AVERAGE SOLD PRICE	\$135,426	\$142,960	-5%
	# OF CONTRACTS	40	37	8%
	NEW LISTINGS	50	42	19%

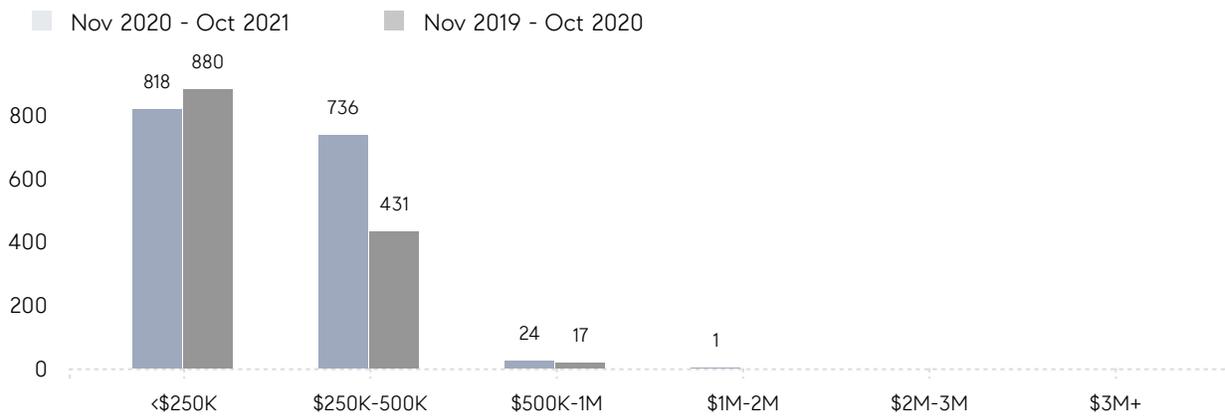
Bridgeport

OCTOBER 2021

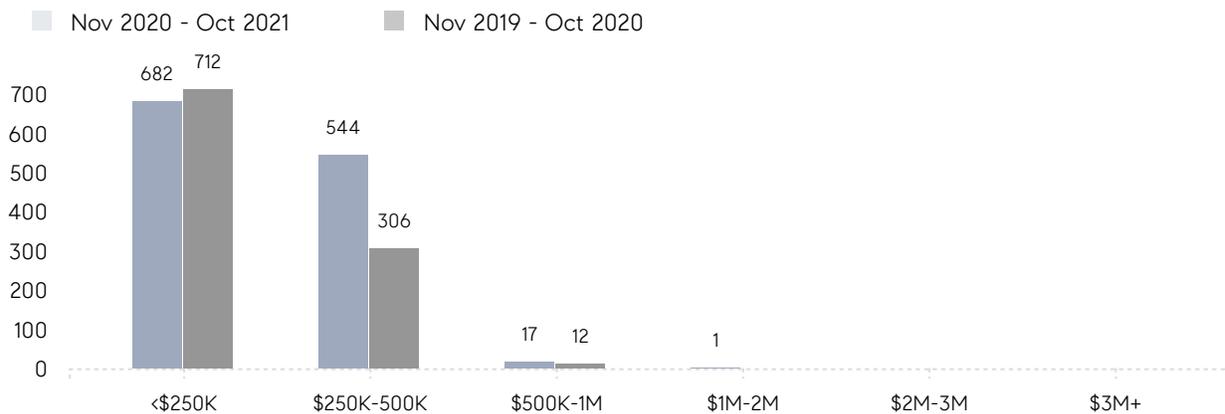
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Bridgeport

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	61	70	-12.9%
	SOLD VOLUME	\$9,315,446	\$11,018,624	-15.5%
	AVERAGE PRICE	\$152,712	\$157,409	-3%
\$250K-500K	# OF SALES	43	41	4.9%
	SOLD VOLUME	\$13,644,900	\$12,374,000	10.3%
	AVERAGE PRICE	\$317,323	\$301,805	5%
\$500K-1M	# OF SALES	1	1	0.0%
	SOLD VOLUME	\$580,000	\$799,000	-27.4%
	AVERAGE PRICE	\$580,000	\$799,000	-27%
\$1M-2M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Brookfield

OCTOBER 2021

NEW LISTINGS

26	-38%	\$520K	10%	\$525K	36%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNDER CONTRACT

31	-21%	\$561K	-5%	\$485K	2%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

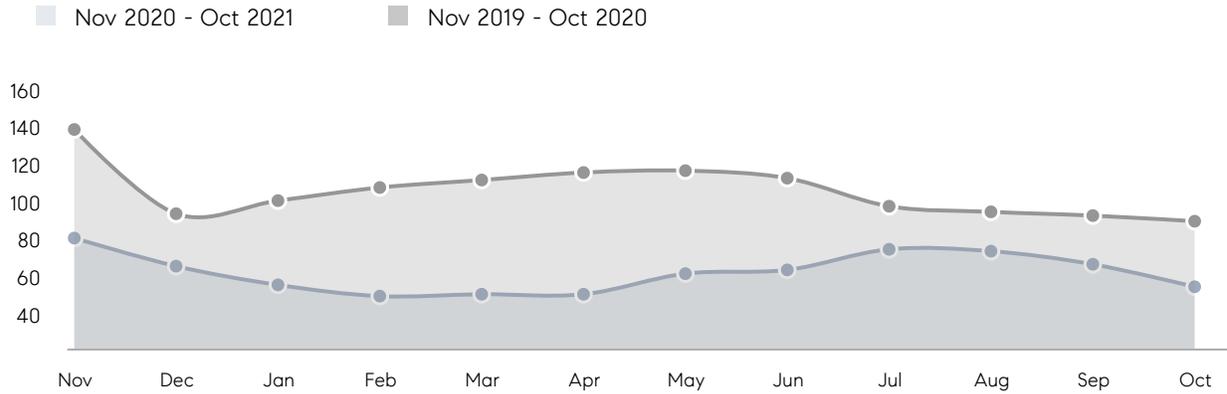
27	-18%	\$545K	-10%	\$425K	-8%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	51	84	-39%
	% OF ASKING PRICE	99%	99%	
	AVERAGE SOLD PRICE	\$545,056	\$604,301	-9.8%
	# OF CONTRACTS	31	39	-20.5%
	NEW LISTINGS	26	42	-38%
Houses	AVERAGE DOM	53	89	-40%
	% OF ASKING PRICE	99%	99%	
	AVERAGE SOLD PRICE	\$590,364	\$692,652	-6%
	# OF CONTRACTS	26	29	-10%
	NEW LISTINGS	19	29	-34%
Condo/Co-op/TH	AVERAGE DOM	45	66	-32%
	% OF ASKING PRICE	98%	97%	
	AVERAGE SOLD PRICE	\$345,700	\$276,143	25%
	# OF CONTRACTS	5	10	-50%
	NEW LISTINGS	7	13	-46%

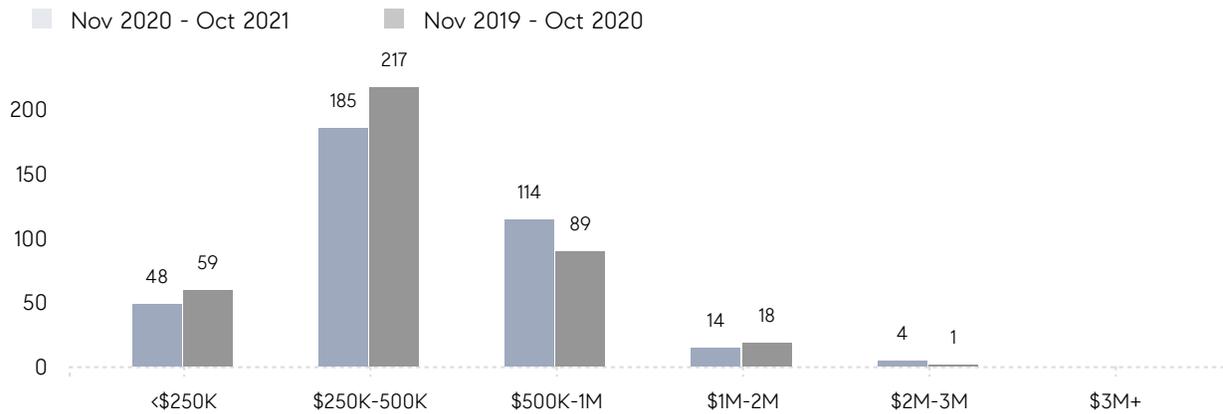
Brookfield

OCTOBER 2021

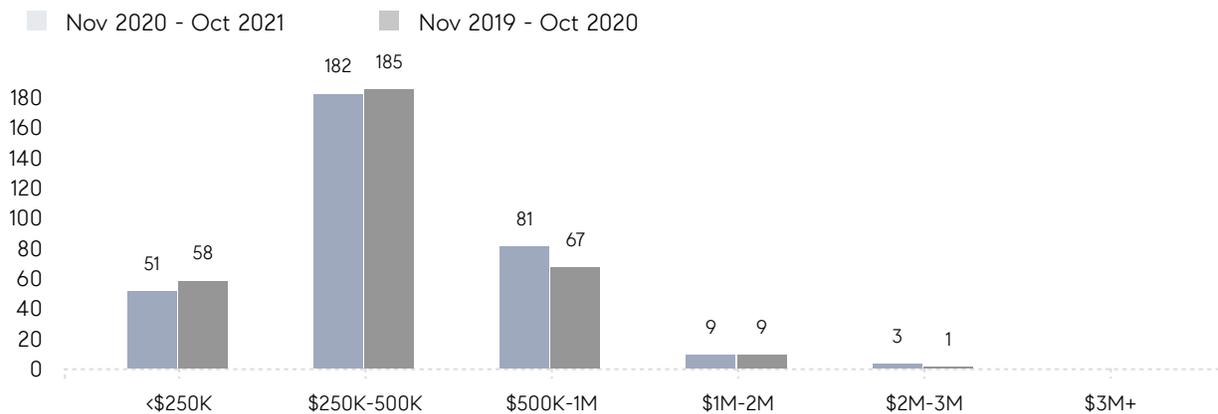
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Brookfield

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	2	2	0.0%
	SOLD VOLUME	\$458,000	\$303,000	51.2%
	AVERAGE PRICE	\$229,000	\$151,500	51%
\$250K-500K	# OF SALES	15	16	-6.2%
	SOLD VOLUME	\$5,716,500	\$5,927,900	-3.6%
	AVERAGE PRICE	\$381,100	\$370,494	3%
\$500K-1M	# OF SALES	9	11	-18.2%
	SOLD VOLUME	\$5,992,000	\$6,541,044	-8.4%
	AVERAGE PRICE	\$665,778	\$594,640	12%
\$1M-2M	# OF SALES	0	3	0.0%
	SOLD VOLUME	-	\$4,570,000	-
	AVERAGE PRICE	-	\$1,523,333	-
\$2M-3M	# OF SALES	1	1	0.0%
	SOLD VOLUME	\$2,550,000	\$2,600,000	-1.9%
	AVERAGE PRICE	\$2,550,000	\$2,600,000	-2%
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Danbury

OCTOBER 2021

NEW LISTINGS

110	0%	\$397K	19%	\$385K	22%
Total Properties	Change From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNDER CONTRACT

93	-22%	\$410K	22%	\$375K	15%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

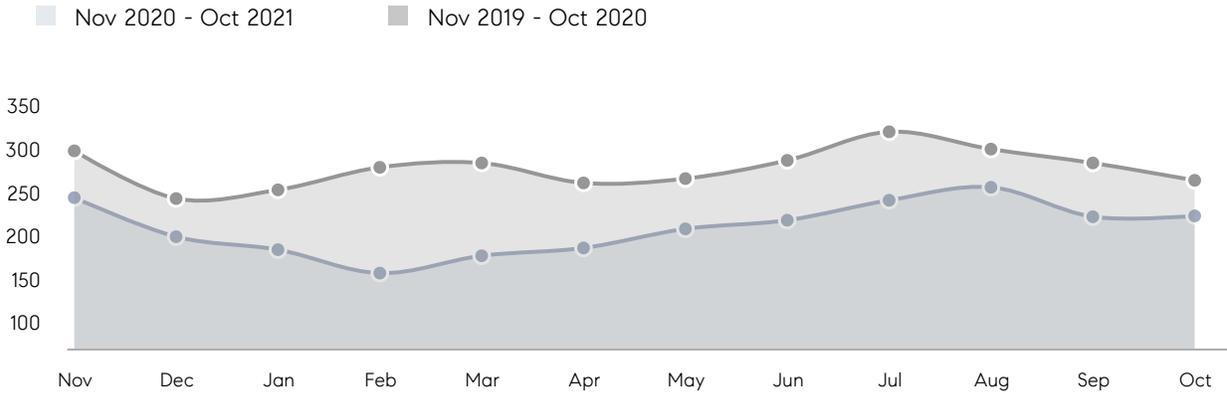
107	-16%	\$454K	38%	\$426K	29%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	44	59	-25%
	% OF ASKING PRICE	102%	100%	
	AVERAGE SOLD PRICE	\$453,628	\$328,869	37.9%
	# OF CONTRACTS	93	119	-21.8%
	NEW LISTINGS	110	110	0%
Houses	AVERAGE DOM	39	72	-46%
	% OF ASKING PRICE	102%	100%	
	AVERAGE SOLD PRICE	\$538,536	\$402,130	-6%
	# OF CONTRACTS	52	47	11%
	NEW LISTINGS	52	55	-5%
Condo/Co-op/TH	AVERAGE DOM	48	49	-2%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$392,000	\$269,214	46%
	# OF CONTRACTS	41	72	-43%
	NEW LISTINGS	58	55	5%

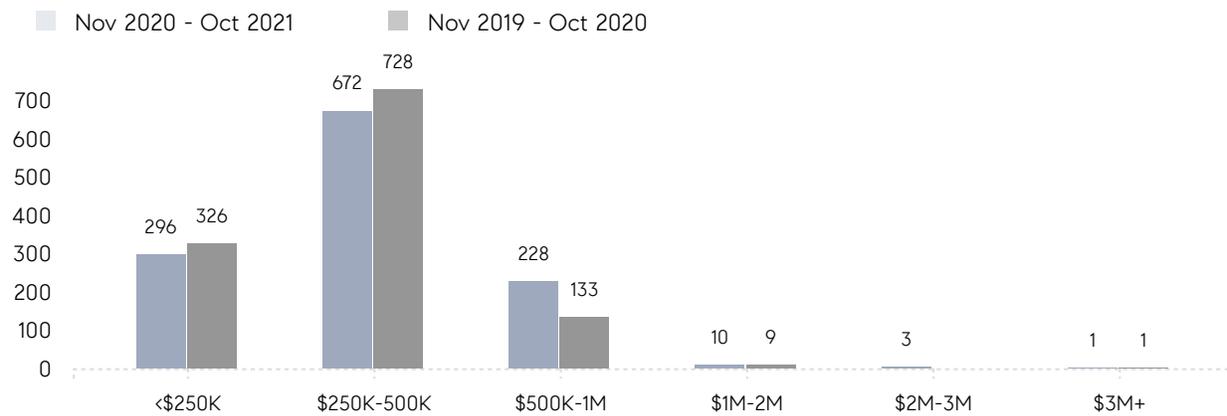
Danbury

OCTOBER 2021

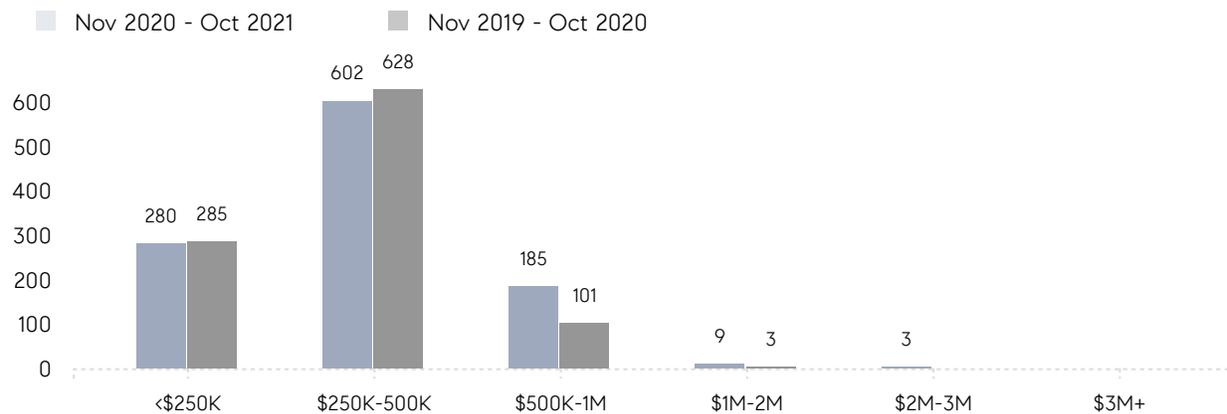
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Danbury

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	18	37	-51.4%
	SOLD VOLUME	\$3,252,000	\$6,484,450	-49.8%
	AVERAGE PRICE	\$180,667	\$175,255	3%
\$250K-500K	# OF SALES	56	79	-29.1%
	SOLD VOLUME	\$21,767,449	\$28,518,371	-23.7%
	AVERAGE PRICE	\$388,704	\$360,992	8%
\$500K-1M	# OF SALES	31	11	181.8%
	SOLD VOLUME	\$19,588,702	\$6,763,579	189.6%
	AVERAGE PRICE	\$631,894	\$614,871	3%
\$1M-2M	# OF SALES	1	0	0.0%
	SOLD VOLUME	\$1,930,000	-	-
	AVERAGE PRICE	\$1,930,000	-	-
\$2M-3M	# OF SALES	1	0	0.0%
	SOLD VOLUME	\$2,000,000	-	-
	AVERAGE PRICE	\$2,000,000	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Darien

OCTOBER 2021

NEW LISTINGS

19	-51%	\$1.8M	-12%	\$1.4M	-13%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

UNDER CONTRACT

31	-6%	\$2.2M	4%	\$1.6M	-10%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Decrease From Oct 2020

UNITS SOLD

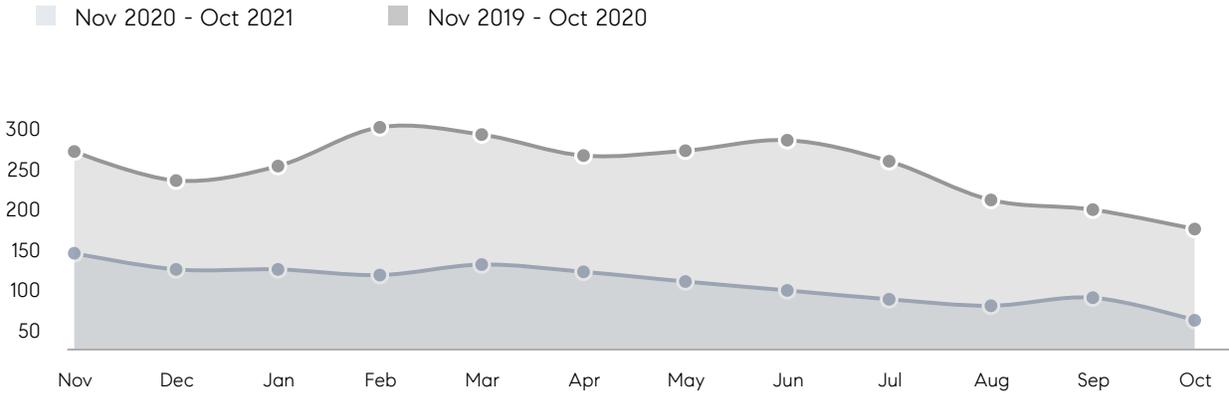
22	-55%	\$2.2M	16%	\$1.7M	11%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	51	102	-50%
	% OF ASKING PRICE	101%	97%	
	AVERAGE SOLD PRICE	\$2,191,455	\$1,882,592	16.4%
	# OF CONTRACTS	31	33	-6.1%
	NEW LISTINGS	19	39	-51%
Houses	AVERAGE DOM	50	104	-52%
	% OF ASKING PRICE	101%	97%	
	AVERAGE SOLD PRICE	\$2,268,214	\$1,947,109	-6%
	# OF CONTRACTS	30	32	-6%
	NEW LISTINGS	19	38	-50%
Condo/Co-op/TH	AVERAGE DOM	70	73	-4%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$579,500	\$893,333	-35%
	# OF CONTRACTS	1	1	0%
	NEW LISTINGS	0	1	0%

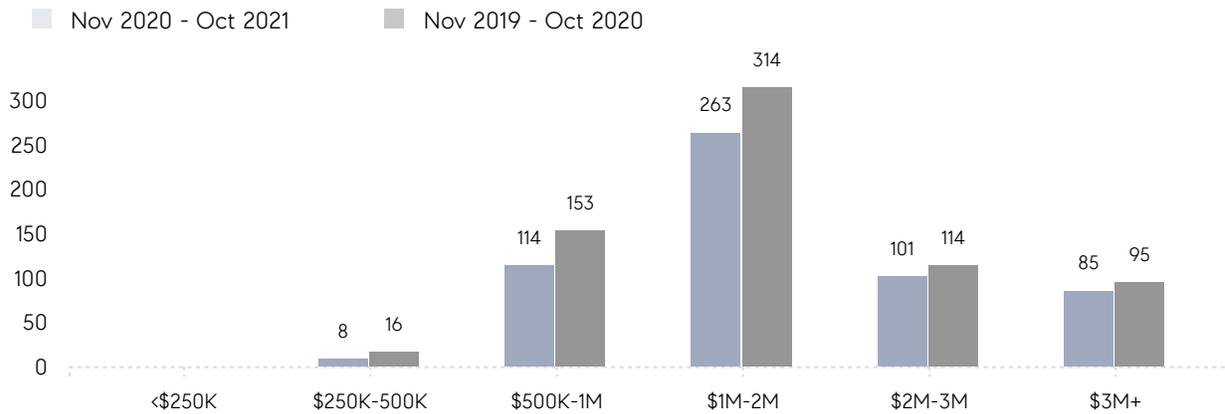
Darien

OCTOBER 2021

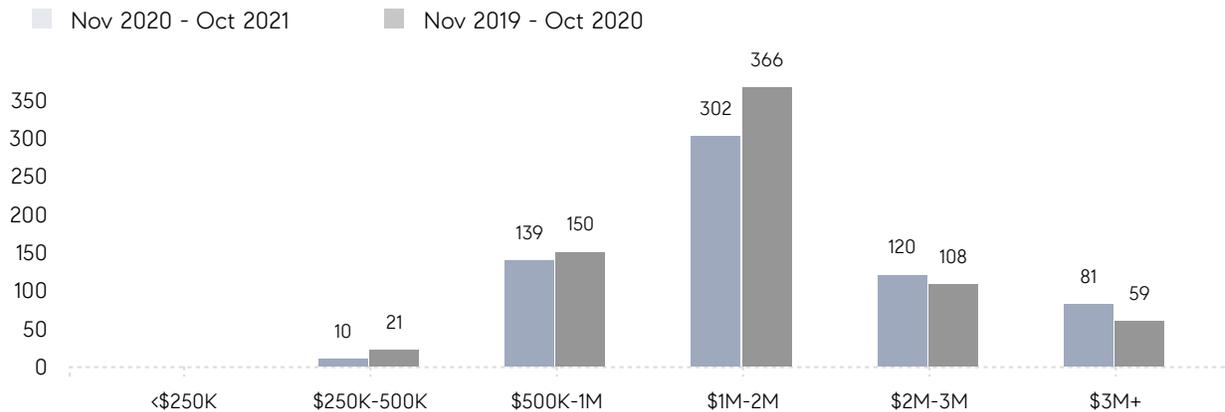
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Darien

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$500K-1M	# OF SALES	4	13	-69.2%
	SOLD VOLUME	\$2,598,500	\$9,098,000	-71.4%
	AVERAGE PRICE	\$649,625	\$699,846	-7%
\$1M-2M	# OF SALES	11	24	-54.2%
	SOLD VOLUME	\$17,763,000	\$37,784,000	-53.0%
	AVERAGE PRICE	\$1,614,818	\$1,574,333	3%
\$2M-3M	# OF SALES	3	7	-57.1%
	SOLD VOLUME	\$7,762,000	\$17,790,000	-56.4%
	AVERAGE PRICE	\$2,587,333	\$2,541,429	2%
\$3M+	# OF SALES	4	5	-20.0%
	SOLD VOLUME	\$20,088,500	\$27,575,000	-27.1%
	AVERAGE PRICE	\$5,022,125	\$5,515,000	-9%

Easton

OCTOBER 2021

NEW LISTINGS

10	-47%	\$922K	-6%	\$887K	-3%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

UNDER CONTRACT

9	-40%	\$724K	-15%	\$600K	-20%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

UNITS SOLD

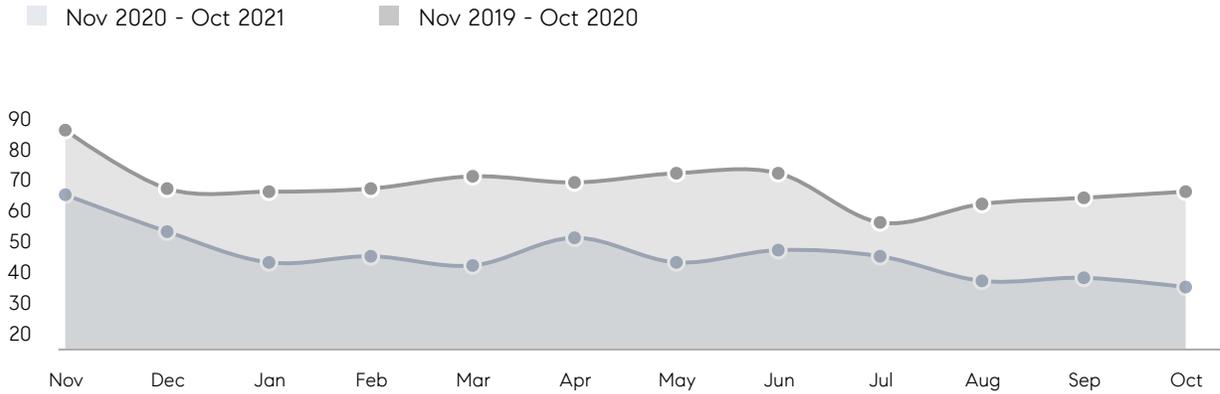
10	-23%	\$725K	10%	\$696K	12%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	61	72	-15%
	% OF ASKING PRICE	98%	98%	
	AVERAGE SOLD PRICE	\$724,770	\$657,654	10.2%
	# OF CONTRACTS	9	15	-40.0%
	NEW LISTINGS	10	19	-47%
Houses	AVERAGE DOM	61	72	-15%
	% OF ASKING PRICE	98%	98%	
	AVERAGE SOLD PRICE	\$724,770	\$657,654	-6%
	# OF CONTRACTS	9	15	-40%
	NEW LISTINGS	10	19	-47%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

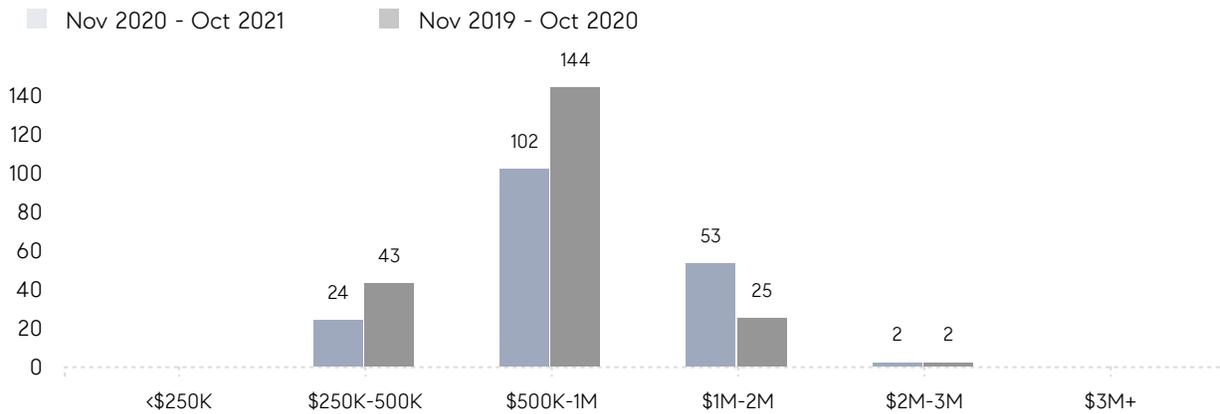
Easton

OCTOBER 2021

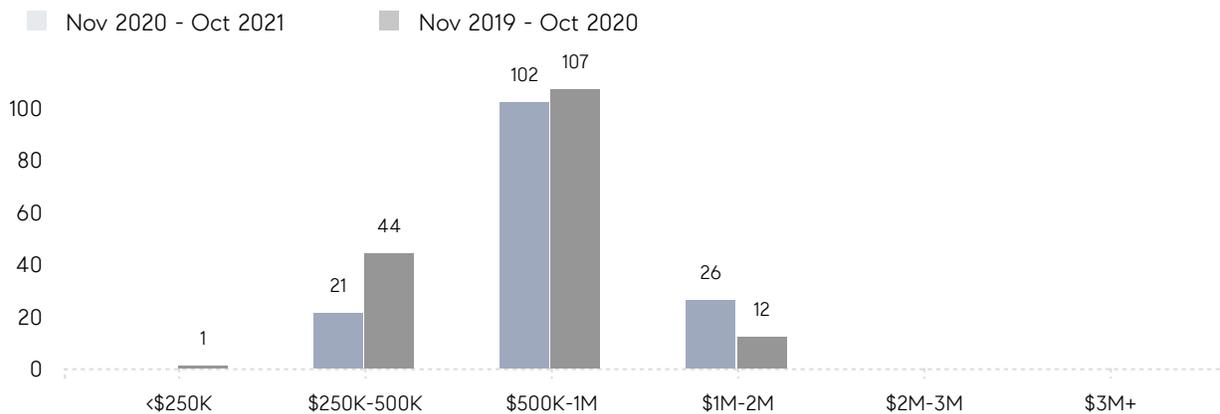
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Easton

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	2	2	0.0%
	SOLD VOLUME	\$782,700	\$929,000	-15.7%
	AVERAGE PRICE	\$391,350	\$464,500	-16%
\$500K-1M	# OF SALES	6	10	-40.0%
	SOLD VOLUME	\$4,071,000	\$6,620,500	-38.5%
	AVERAGE PRICE	\$678,500	\$662,050	2%
\$1M-2M	# OF SALES	2	1	100.0%
	SOLD VOLUME	\$2,394,000	\$1,000,000	139.4%
	AVERAGE PRICE	\$1,197,000	\$1,000,000	20%
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Fairfield

OCTOBER 2021

NEW LISTINGS

77	-39%	\$1.0M	9%	\$750K	11%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNDER CONTRACT

68	-36%	\$838K	1%	\$635K	-10%
Total Properties	Decrease From Oct 2020	Average Price	Change From Oct 2020	Median Price	Decrease From Oct 2020

UNITS SOLD

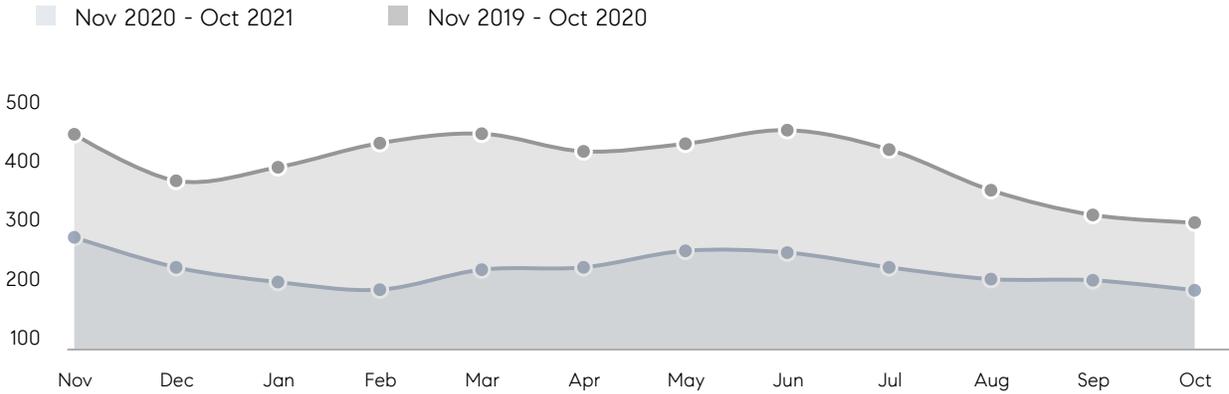
72	-38%	\$845K	4%	\$655K	7%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	57	74	-23%
	% OF ASKING PRICE	99%	99%	
	AVERAGE SOLD PRICE	\$844,757	\$808,516	4.5%
	# OF CONTRACTS	68	106	-35.8%
	NEW LISTINGS	77	127	-39%
Houses	AVERAGE DOM	56	74	-24%
	% OF ASKING PRICE	99%	99%	
	AVERAGE SOLD PRICE	\$909,690	\$834,896	-6%
	# OF CONTRACTS	58	99	-41%
	NEW LISTINGS	71	108	-34%
Condo/Co-op/TH	AVERAGE DOM	61	78	-22%
	% OF ASKING PRICE	100%	98%	
	AVERAGE SOLD PRICE	\$390,222	\$494,889	-21%
	# OF CONTRACTS	10	7	43%
	NEW LISTINGS	6	19	-68%

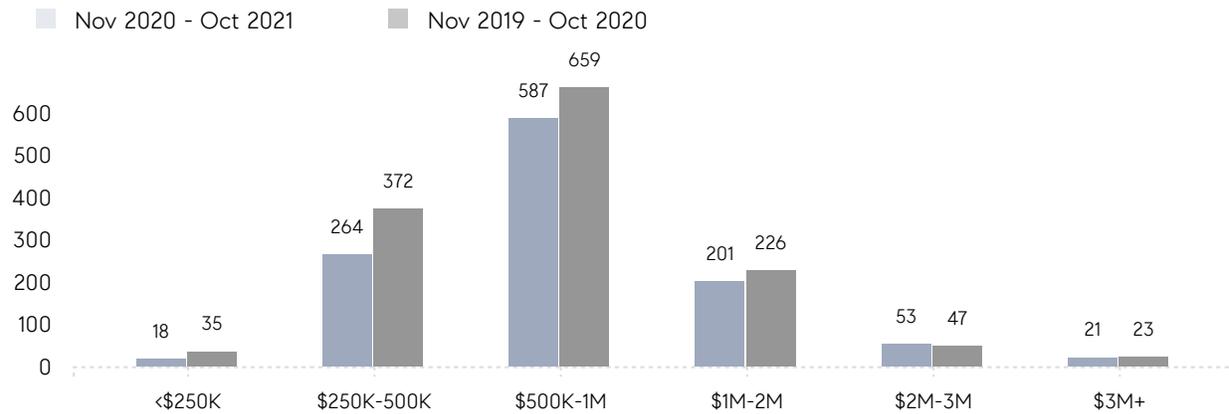
Fairfield

OCTOBER 2021

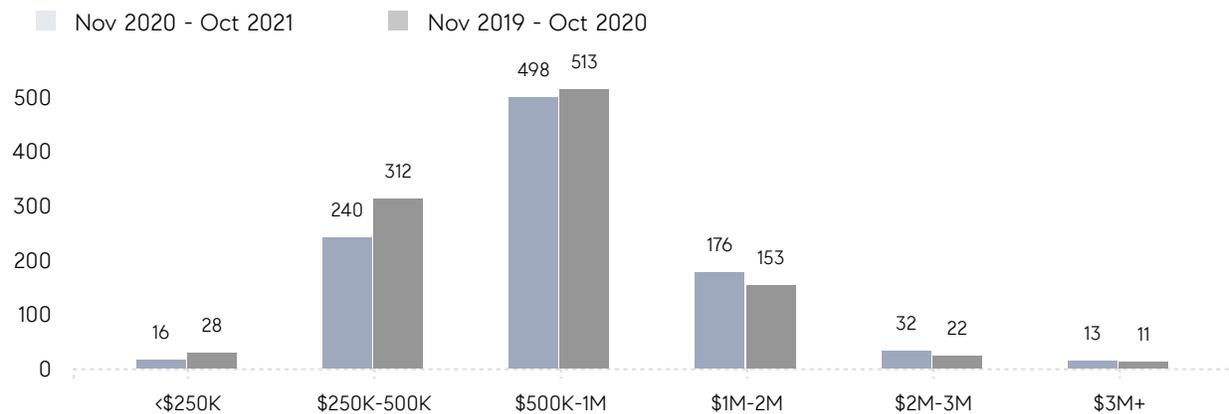
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Fairfield

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	1	0	0.0%
	SOLD VOLUME	\$227,000	-	-
	AVERAGE PRICE	\$227,000	-	-
\$250K-500K	# OF SALES	19	35	-45.7%
	SOLD VOLUME	\$7,408,000	\$13,770,900	-46.2%
	AVERAGE PRICE	\$389,895	\$393,454	-1%
\$500K-1M	# OF SALES	36	57	-36.8%
	SOLD VOLUME	\$25,230,000	\$39,036,925	-35.4%
	AVERAGE PRICE	\$700,833	\$684,858	2%
\$1M-2M	# OF SALES	12	19	-36.8%
	SOLD VOLUME	\$16,252,500	\$27,894,500	-41.7%
	AVERAGE PRICE	\$1,354,375	\$1,468,132	-8%
\$2M-3M	# OF SALES	3	3	0.0%
	SOLD VOLUME	\$7,255,000	\$6,687,500	8.5%
	AVERAGE PRICE	\$2,418,333	\$2,229,167	8%
\$3M+	# OF SALES	1	2	-50.0%
	SOLD VOLUME	\$4,450,000	\$6,398,000	-30.4%
	AVERAGE PRICE	\$4,450,000	\$3,199,000	39%

Greater Greenwich

OCTOBER 2021

NEW LISTINGS

84	-46%	\$3.8M	44%	\$2.3M	36%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNDER CONTRACT

76	-38%	\$3.5M	24%	\$2.4M	33%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

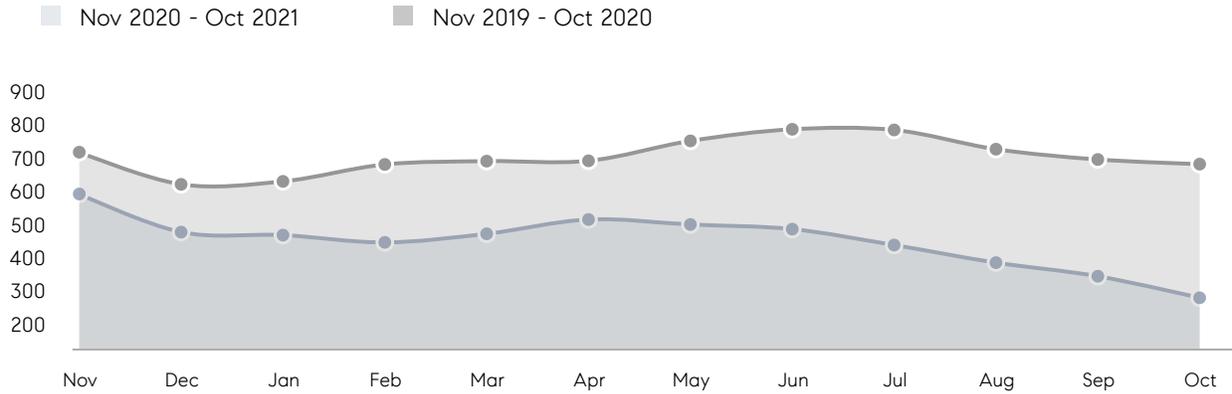
62	-53%	\$2.3M	-10%	\$1.7M	-3%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	106	142	-25%
	% OF ASKING PRICE	99%	96%	
	AVERAGE SOLD PRICE	\$2,325,102	\$2,591,878	-10.3%
	# OF CONTRACTS	76	122	-37.7%
	NEW LISTINGS	84	156	-46%
Houses	AVERAGE DOM	105	141	-26%
	% OF ASKING PRICE	99%	96%	
	AVERAGE SOLD PRICE	\$2,831,216	\$3,134,201	-6%
	# OF CONTRACTS	60	95	-37%
	NEW LISTINGS	59	119	-50%
Condo/Co-op/TH	AVERAGE DOM	107	146	-27%
	% OF ASKING PRICE	98%	96%	
	AVERAGE SOLD PRICE	\$1,087,936	\$842,452	29%
	# OF CONTRACTS	16	27	-41%
	NEW LISTINGS	25	37	-32%

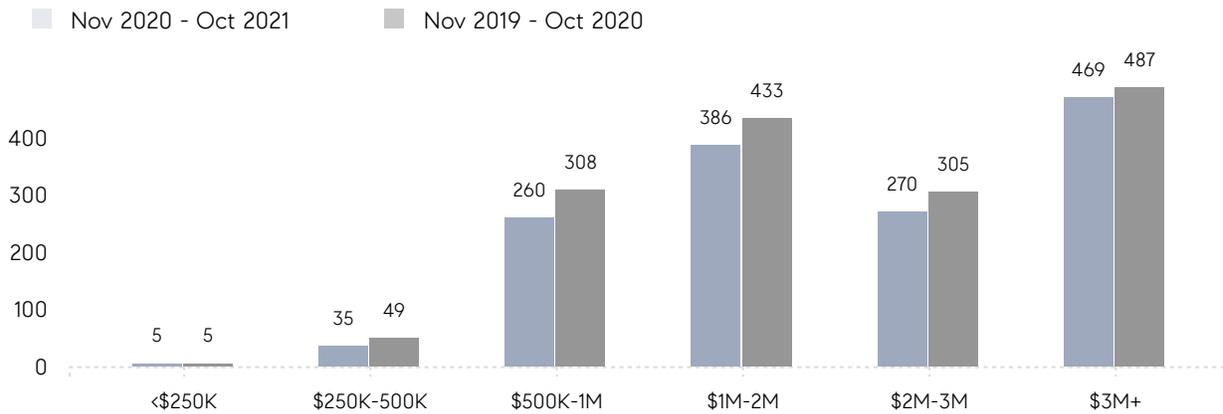
Greater Greenwich

OCTOBER 2021

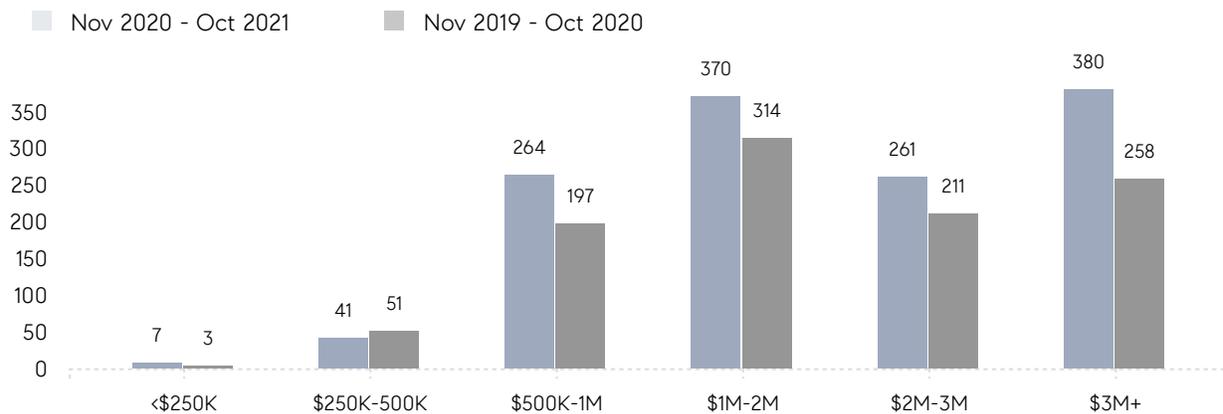
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Greater Greenwich

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$68,000	-
	AVERAGE PRICE	-	\$68,000	-
\$250K-500K	# OF SALES	2	7	-71.4%
	SOLD VOLUME	\$840,000	\$2,693,000	-68.8%
	AVERAGE PRICE	\$420,000	\$384,714	9%
\$500K-1M	# OF SALES	14	24	-41.7%
	SOLD VOLUME	\$10,075,340	\$17,626,575	-42.8%
	AVERAGE PRICE	\$719,667	\$734,441	-2%
\$1M-2M	# OF SALES	21	41	-48.8%
	SOLD VOLUME	\$31,196,755	\$58,849,000	-47.0%
	AVERAGE PRICE	\$1,485,560	\$1,435,341	3%
\$2M-3M	# OF SALES	10	22	-54.5%
	SOLD VOLUME	\$25,530,500	\$54,446,500	-53.1%
	AVERAGE PRICE	\$2,553,050	\$2,474,841	3%
\$3M+	# OF SALES	15	36	-58.3%
	SOLD VOLUME	\$76,513,750	\$205,853,000	-62.8%
	AVERAGE PRICE	\$5,100,917	\$5,718,139	-11%

Monroe

OCTOBER 2021

NEW LISTINGS

35	-15%	\$408K	-7%	\$370K	-13%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

UNDER CONTRACT

31	-18%	\$474K	14%	\$430K	9%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

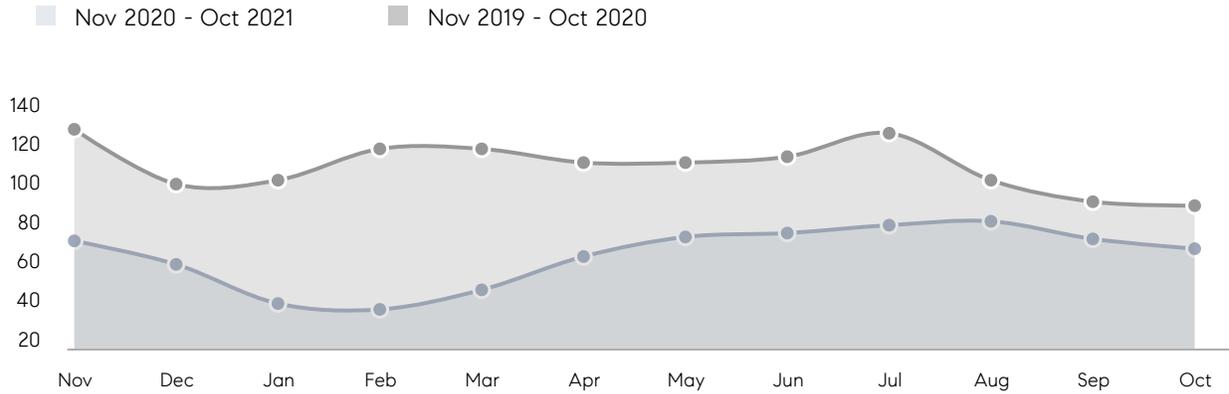
36	-14%	\$451K	10%	\$406K	8%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	54	59	-8%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$451,081	\$410,719	9.8%
	# OF CONTRACTS	31	38	-18.4%
	NEW LISTINGS	35	41	-15%
Houses	AVERAGE DOM	50	60	-17%
	% OF ASKING PRICE	101%	99%	
	AVERAGE SOLD PRICE	\$493,186	\$447,200	-6%
	# OF CONTRACTS	23	31	-26%
	NEW LISTINGS	24	35	-31%
Condo/Co-op/TH	AVERAGE DOM	68	50	36%
	% OF ASKING PRICE	99%	98%	
	AVERAGE SOLD PRICE	\$276,643	\$191,833	44%
	# OF CONTRACTS	8	7	14%
	NEW LISTINGS	11	6	83%

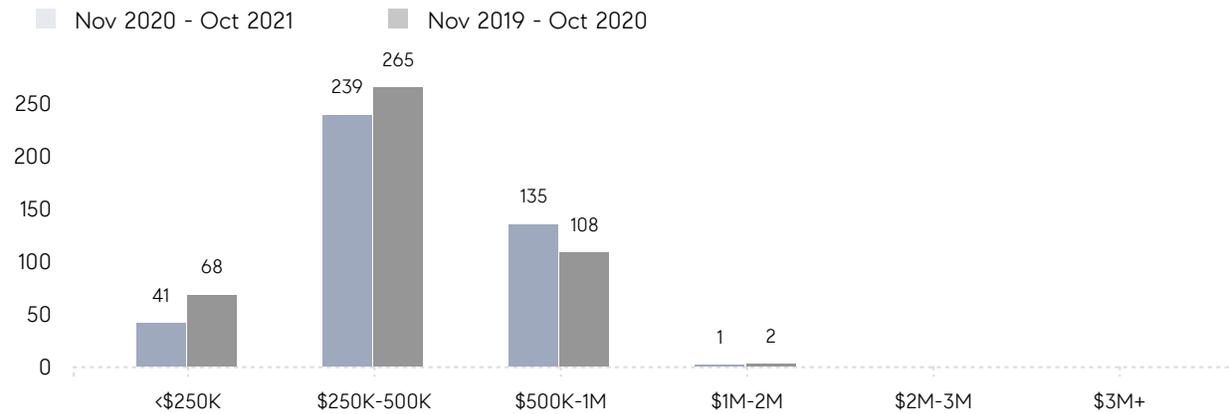
Monroe

OCTOBER 2021

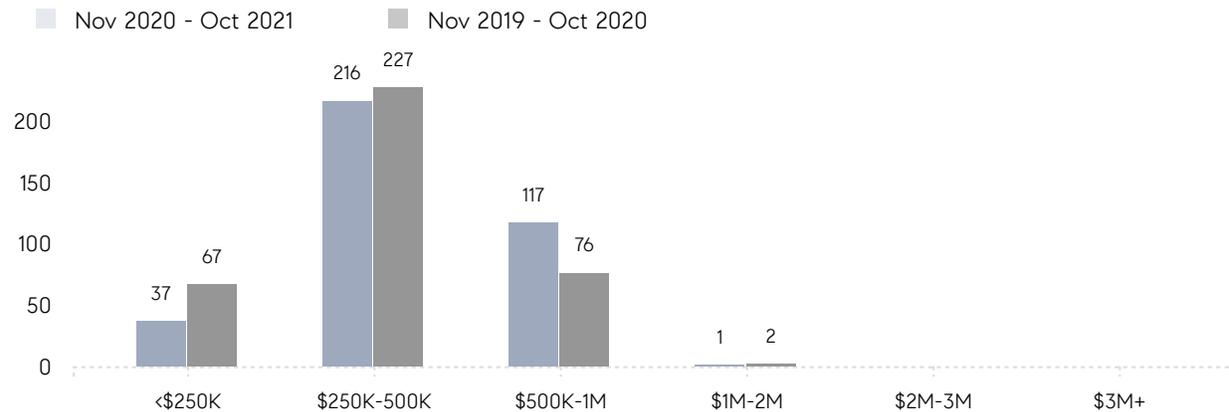
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Monroe

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	5	7	-28.6%
	SOLD VOLUME	\$915,500	\$1,356,000	-32.5%
	AVERAGE PRICE	\$183,100	\$193,714	-5%
\$250K-500K	# OF SALES	18	24	-25.0%
	SOLD VOLUME	\$6,794,400	\$8,910,300	-23.7%
	AVERAGE PRICE	\$377,467	\$371,263	2%
\$500K-1M	# OF SALES	12	10	20.0%
	SOLD VOLUME	\$7,370,000	\$5,869,900	25.6%
	AVERAGE PRICE	\$614,167	\$586,990	5%
\$1M-2M	# OF SALES	1	1	0.0%
	SOLD VOLUME	\$1,159,000	\$1,114,000	4.0%
	AVERAGE PRICE	\$1,159,000	\$1,114,000	4%
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

New Canaan

OCTOBER 2021

NEW LISTINGS

47	-20%	\$1.8M	-14%	\$1.6M	-2%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

UNDER CONTRACT

23	-28%	\$1.6M	2%	\$1.3M	-17%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Decrease From Oct 2020

UNITS SOLD

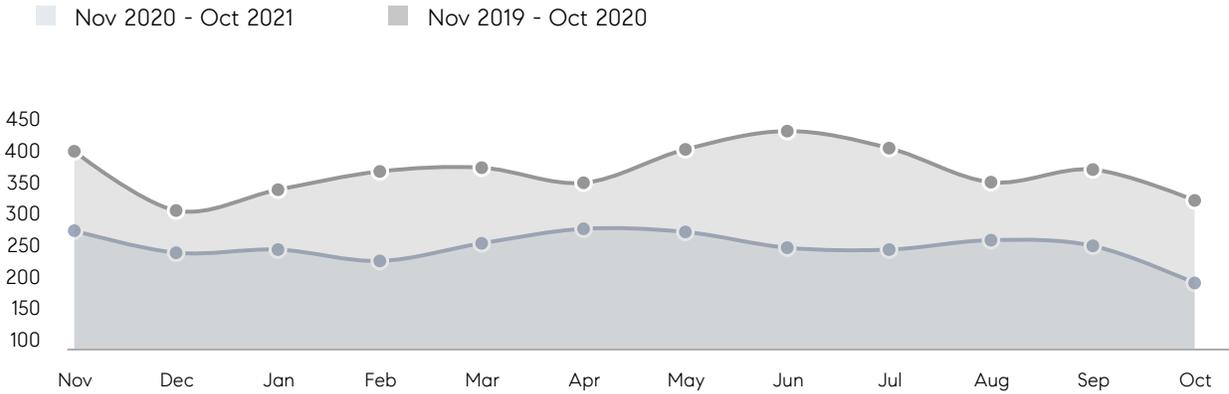
29	-29%	\$1.7M	4%	\$1.4M	0%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Change From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	80	184	-57%
	% OF ASKING PRICE	100%	96%	
	AVERAGE SOLD PRICE	\$1,689,247	\$1,624,511	4.0%
	# OF CONTRACTS	23	32	-28.1%
	NEW LISTINGS	47	59	-20%
Houses	AVERAGE DOM	78	213	-63%
	% OF ASKING PRICE	99%	95%	
	AVERAGE SOLD PRICE	\$1,862,043	\$1,759,873	-6%
	# OF CONTRACTS	16	28	-43%
	NEW LISTINGS	29	48	-40%
Condo/Co-op/TH	AVERAGE DOM	90	81	11%
	% OF ASKING PRICE	104%	98%	
	AVERAGE SOLD PRICE	\$1,026,858	\$1,143,222	-10%
	# OF CONTRACTS	7	4	75%
	NEW LISTINGS	18	11	64%

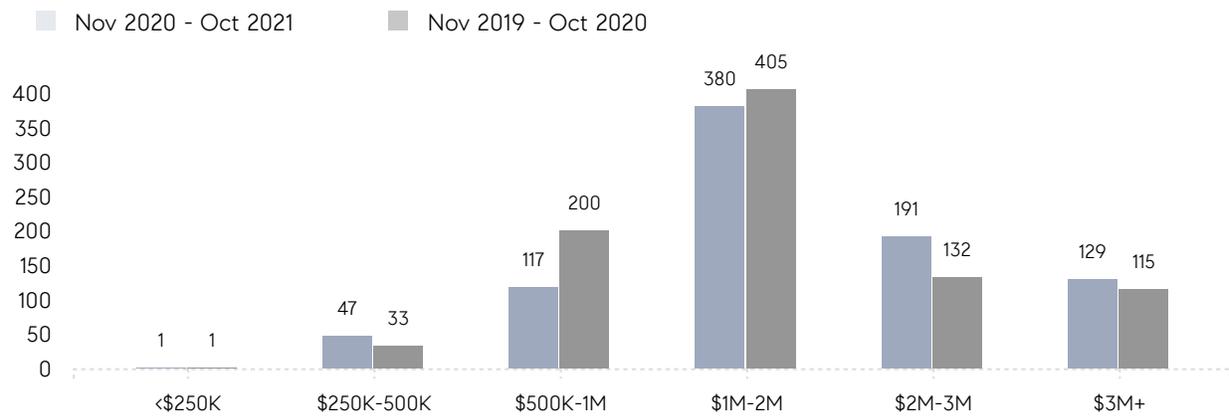
New Canaan

OCTOBER 2021

Monthly Inventory



Listings By Price Range



Contracts By Price Range



New Canaan

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	2	0	0.0%
	SOLD VOLUME	\$831,250	-	-
	AVERAGE PRICE	\$415,625	-	-
\$500K-1M	# OF SALES	2	12	-83.3%
	SOLD VOLUME	\$1,424,900	\$9,604,500	-85.2%
	AVERAGE PRICE	\$712,450	\$800,375	-11%
\$1M-2M	# OF SALES	17	19	-10.5%
	SOLD VOLUME	\$22,832,000	\$26,475,704	-13.8%
	AVERAGE PRICE	\$1,343,059	\$1,393,458	-4%
\$2M-3M	# OF SALES	5	5	0.0%
	SOLD VOLUME	\$11,685,000	\$12,361,500	-5.5%
	AVERAGE PRICE	\$2,337,000	\$2,472,300	-5%
\$3M+	# OF SALES	3	5	-40.0%
	SOLD VOLUME	\$12,215,000	\$18,163,240	-32.7%
	AVERAGE PRICE	\$4,071,667	\$3,632,648	12%

New Fairfield

OCTOBER 2021

NEW LISTINGS

21	-34%	\$519K	-11%	\$458K	-14%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

UNDER CONTRACT

23	-23%	\$593K	-5%	\$520K	19%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

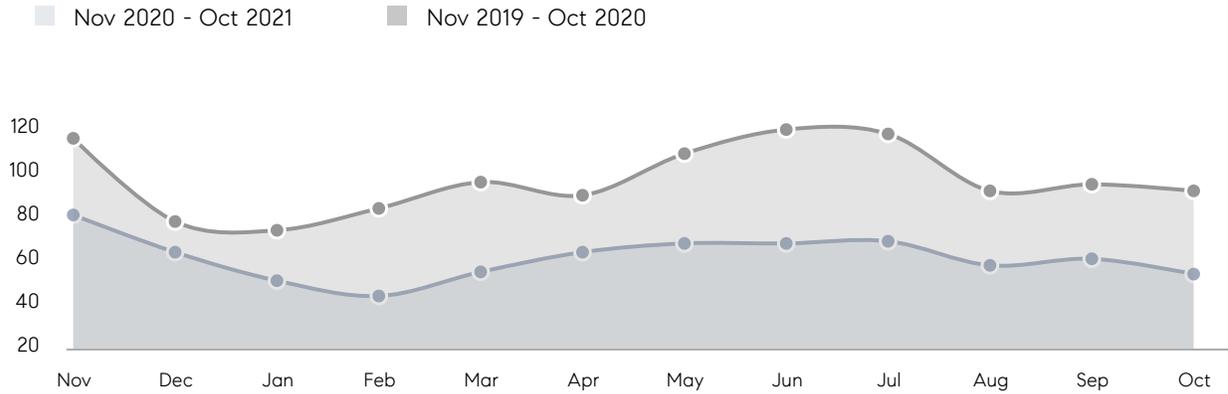
17	-61%	\$617K	11%	\$485K	14%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	32	67	-52%
	% OF ASKING PRICE	101%	101%	
	AVERAGE SOLD PRICE	\$617,459	\$557,457	10.8%
	# OF CONTRACTS	23	30	-23.3%
	NEW LISTINGS	21	32	-34%
Houses	AVERAGE DOM	28	62	-55%
	% OF ASKING PRICE	101%	101%	
	AVERAGE SOLD PRICE	\$636,675	\$570,788	-6%
	# OF CONTRACTS	21	30	-30%
	NEW LISTINGS	21	32	-34%
Condo/Co-op/TH	AVERAGE DOM	92	158	-42%
	% OF ASKING PRICE	97%	101%	
	AVERAGE SOLD PRICE	\$310,000	\$277,500	12%
	# OF CONTRACTS	2	0	0%
	NEW LISTINGS	0	0	0%

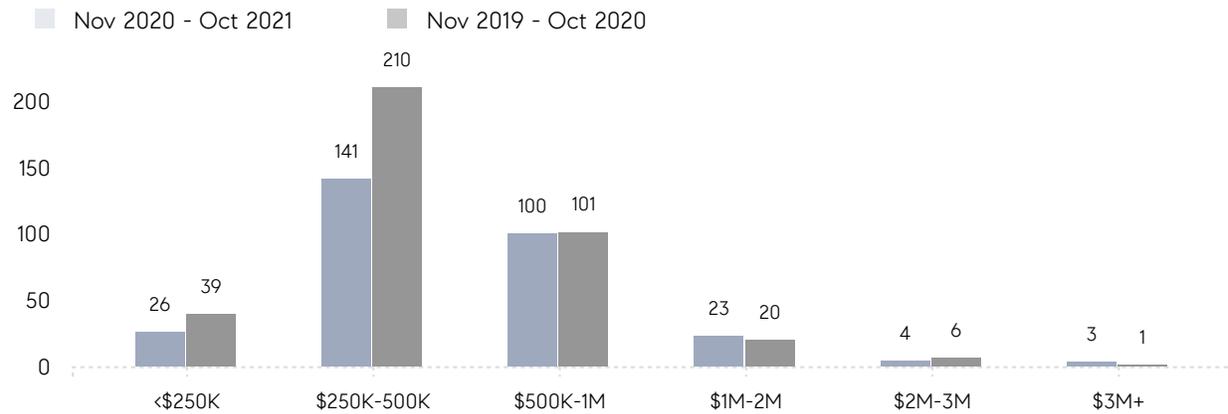
New Fairfield

OCTOBER 2021

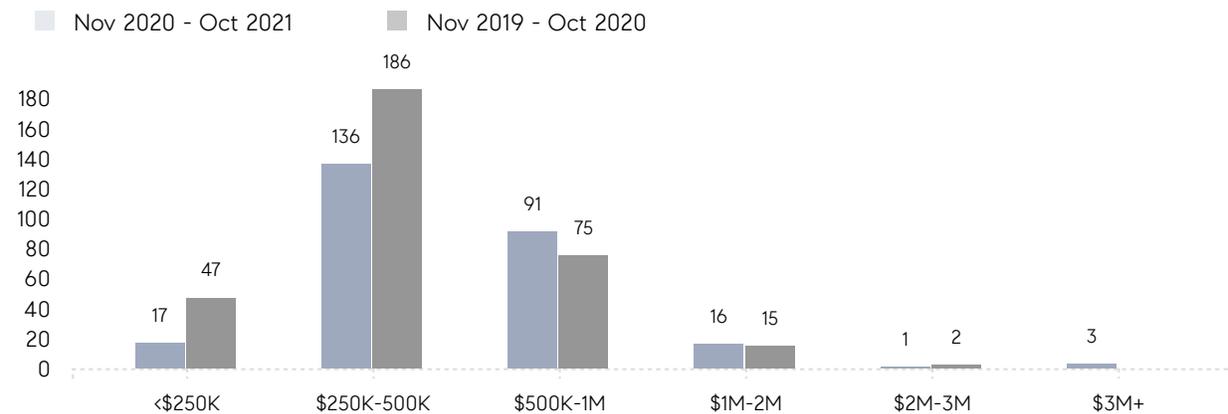
Monthly Inventory



Listings By Price Range



Contracts By Price Range



New Fairfield

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	0	5	0.0%
	SOLD VOLUME	-	\$1,058,000	-
	AVERAGE PRICE	-	\$211,600	-
\$250K-500K	# OF SALES	9	23	-60.9%
	SOLD VOLUME	\$3,481,900	\$8,884,199	-60.8%
	AVERAGE PRICE	\$386,878	\$386,270	0%
\$500K-1M	# OF SALES	5	13	-61.5%
	SOLD VOLUME	\$2,914,900	\$8,890,900	-67.2%
	AVERAGE PRICE	\$582,980	\$683,915	-15%
\$1M-2M	# OF SALES	3	2	50.0%
	SOLD VOLUME	\$4,100,000	\$2,850,000	43.9%
	AVERAGE PRICE	\$1,366,667	\$1,425,000	-4%
\$2M-3M	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$2,845,000	-
	AVERAGE PRICE	-	\$2,845,000	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Newtown

OCTOBER 2021

NEW LISTINGS

50	-32%	\$585K	15%	\$460K	-5%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Decrease From Oct 2020

UNDER CONTRACT

38	-42%	\$551K	19%	\$532K	21%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

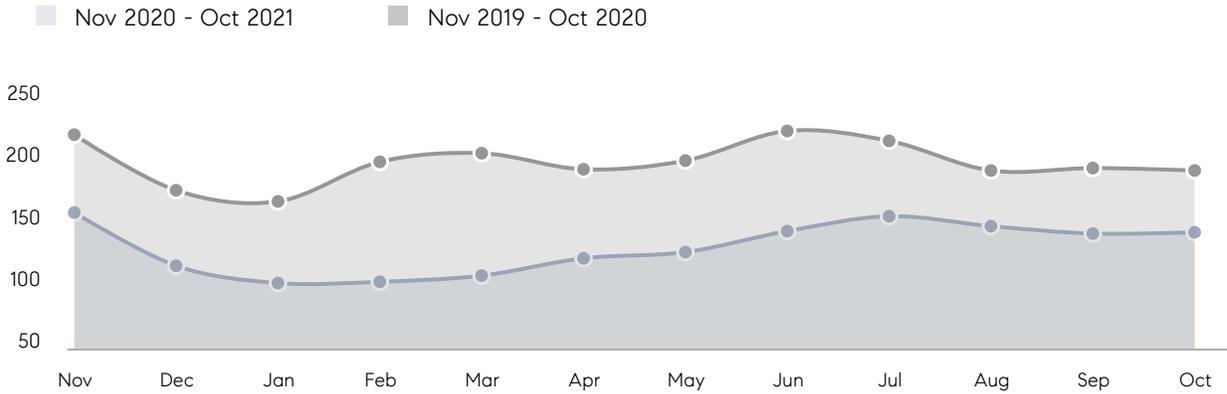
58	-17%	\$535K	22%	\$502K	20%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	62	79	-22%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$534,670	\$437,070	22.3%
	# OF CONTRACTS	38	66	-42.4%
	NEW LISTINGS	50	73	-32%
Houses	AVERAGE DOM	66	77	-14%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$529,019	\$444,685	-6%
	# OF CONTRACTS	36	62	-42%
	NEW LISTINGS	47	65	-28%
Condo/Co-op/TH	AVERAGE DOM	18	102	-82%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$610,948	\$368,533	66%
	# OF CONTRACTS	2	4	-50%
	NEW LISTINGS	3	8	-62%

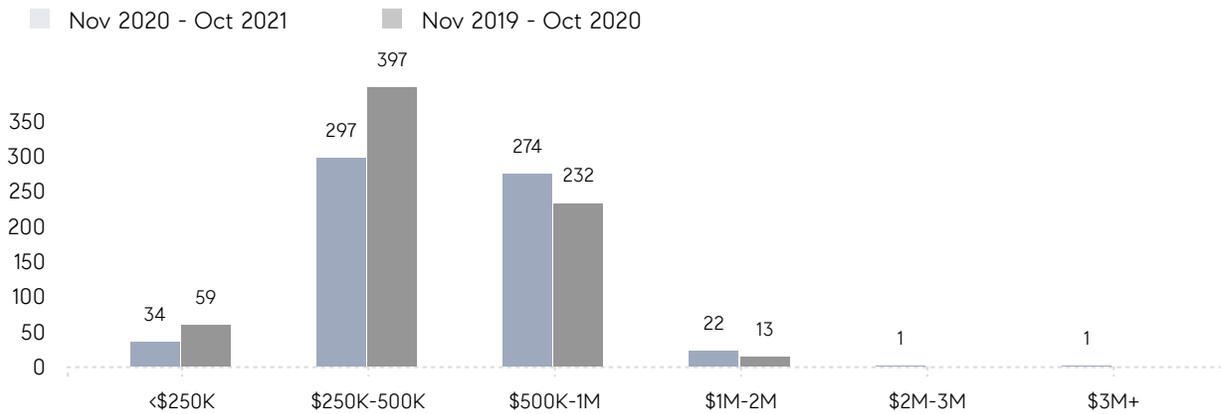
Newtown

OCTOBER 2021

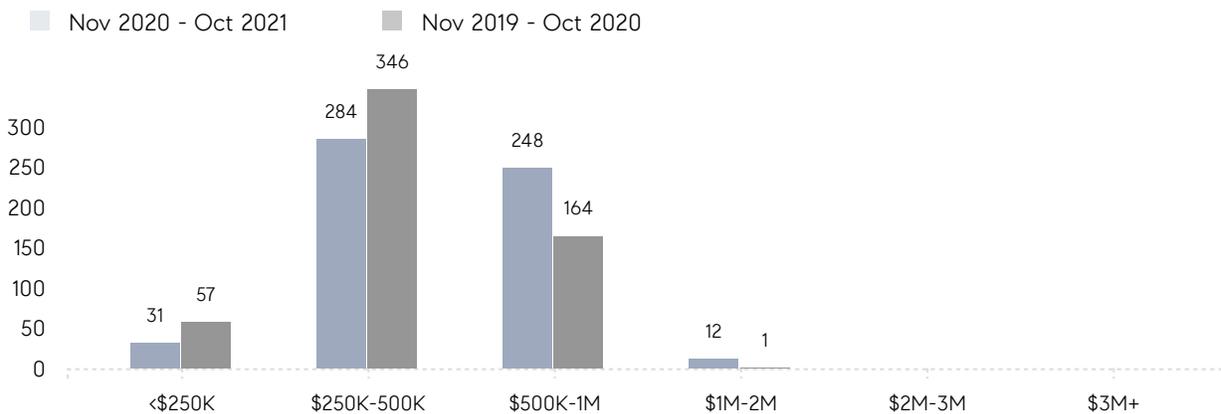
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Newtown

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	1	6	-83.3%
	SOLD VOLUME	\$755	\$1,031,396	-99.9%
	AVERAGE PRICE	\$755	\$171,899	-100%
\$250K-500K	# OF SALES	28	43	-34.9%
	SOLD VOLUME	\$10,794,800	\$16,506,081	-34.6%
	AVERAGE PRICE	\$385,529	\$383,862	0%
\$500K-1M	# OF SALES	27	21	28.6%
	SOLD VOLUME	\$18,124,204	\$13,057,400	38.8%
	AVERAGE PRICE	\$671,267	\$621,781	8%
\$1M-2M	# OF SALES	2	0	0.0%
	SOLD VOLUME	\$2,091,082	-	-
	AVERAGE PRICE	\$1,045,541	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Norwalk

OCTOBER 2021

NEW LISTINGS

111	-21%	\$540K	15%	\$470K	12%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNDER CONTRACT

91	-34%	\$503K	0%	\$450K	2%
Total Properties	Decrease From Oct 2020	Average Price	Change From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

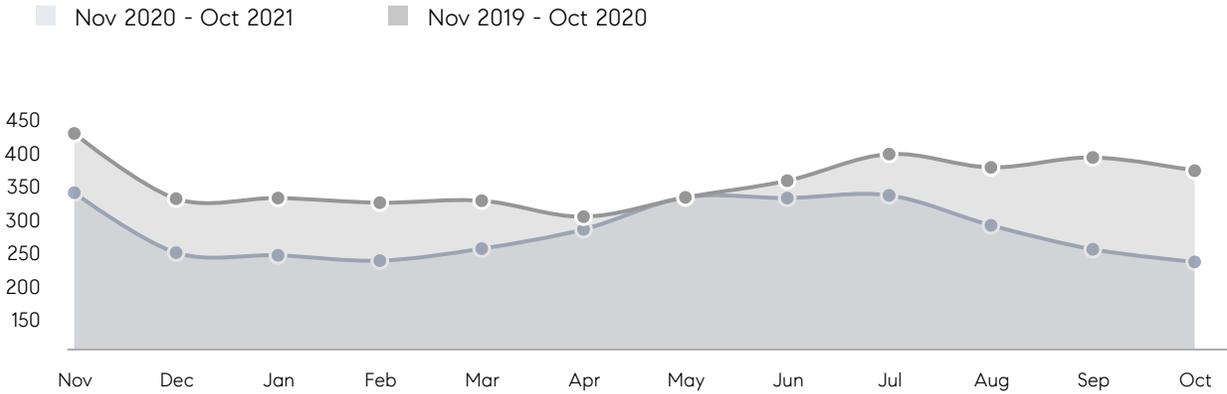
107	-18%	\$561K	1%	\$465K	-1%
Total Properties	Decrease From Oct 2020	Average Price	Change From Oct 2020	Median Price	Decrease From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	52	51	2%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$561,485	\$557,586	0.7%
	# OF CONTRACTS	91	137	-33.6%
	NEW LISTINGS	111	140	-21%
Houses	AVERAGE DOM	46	51	-10%
	% OF ASKING PRICE	101%	99%	
	AVERAGE SOLD PRICE	\$711,992	\$663,598	-6%
	# OF CONTRACTS	55	83	-34%
	NEW LISTINGS	75	82	-9%
Condo/Co-op/TH	AVERAGE DOM	61	53	15%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$319,205	\$307,508	4%
	# OF CONTRACTS	36	54	-33%
	NEW LISTINGS	36	58	-38%

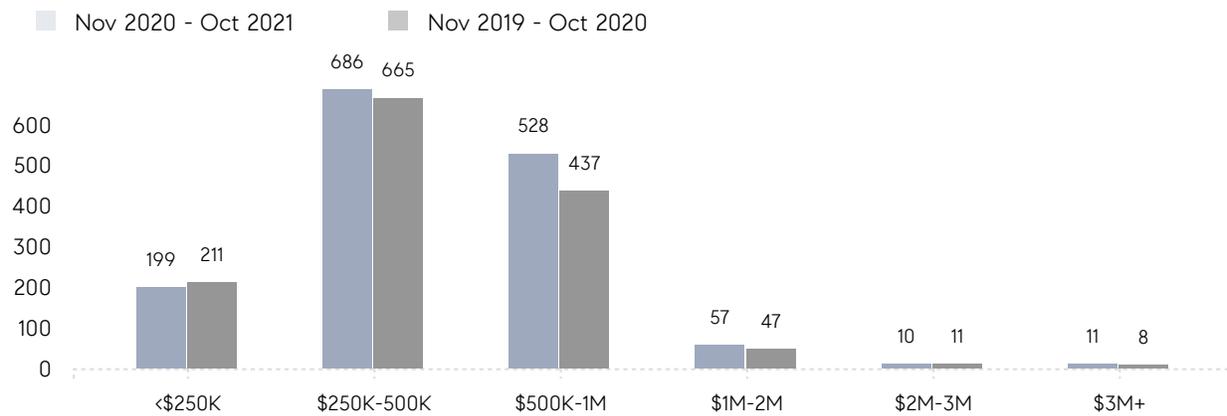
Norwalk

OCTOBER 2021

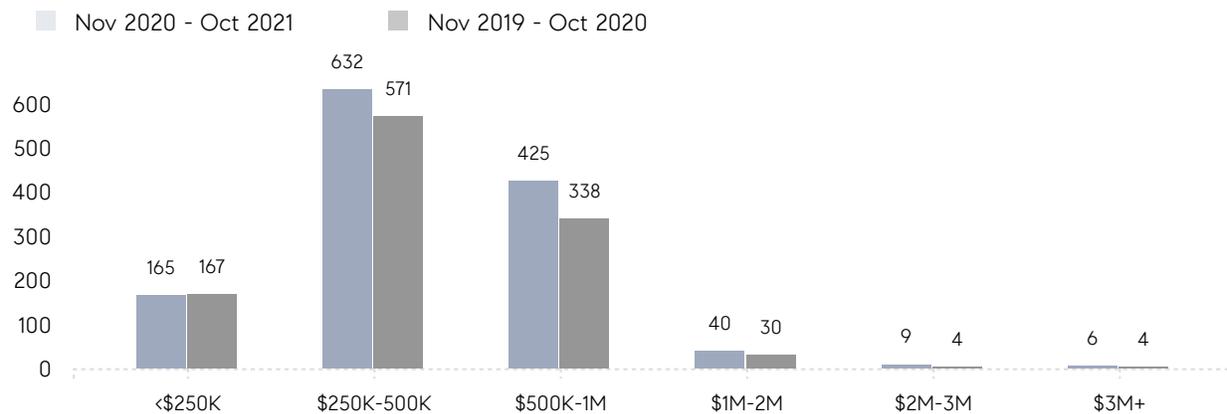
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Norwalk

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	13	17	-23.5%
	SOLD VOLUME	\$2,594,500	\$3,398,500	-23.7%
	AVERAGE PRICE	\$199,577	\$199,912	0%
\$250K-500K	# OF SALES	47	56	-16.1%
	SOLD VOLUME	\$18,326,300	\$21,889,915	-16.3%
	AVERAGE PRICE	\$389,921	\$390,891	0%
\$500K-1M	# OF SALES	43	51	-15.7%
	SOLD VOLUME	\$28,553,047	\$33,400,400	-14.5%
	AVERAGE PRICE	\$664,024	\$654,910	1%
\$1M-2M	# OF SALES	1	5	-80.0%
	SOLD VOLUME	\$1,060,000	\$6,045,000	-82.5%
	AVERAGE PRICE	\$1,060,000	\$1,209,000	-12%
\$2M-3M	# OF SALES	1	0	0.0%
	SOLD VOLUME	\$2,175,000	-	-
	AVERAGE PRICE	\$2,175,000	-	-
\$3M+	# OF SALES	2	2	0.0%
	SOLD VOLUME	\$7,370,000	\$8,310,000	-11.3%
	AVERAGE PRICE	\$3,685,000	\$4,155,000	-11%

Redding

OCTOBER 2021

NEW LISTINGS

16	-41%	\$872K	2%	\$687K	-12%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Decrease From Oct 2020

UNDER CONTRACT

13	-50%	\$814K	4%	\$675K	24%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

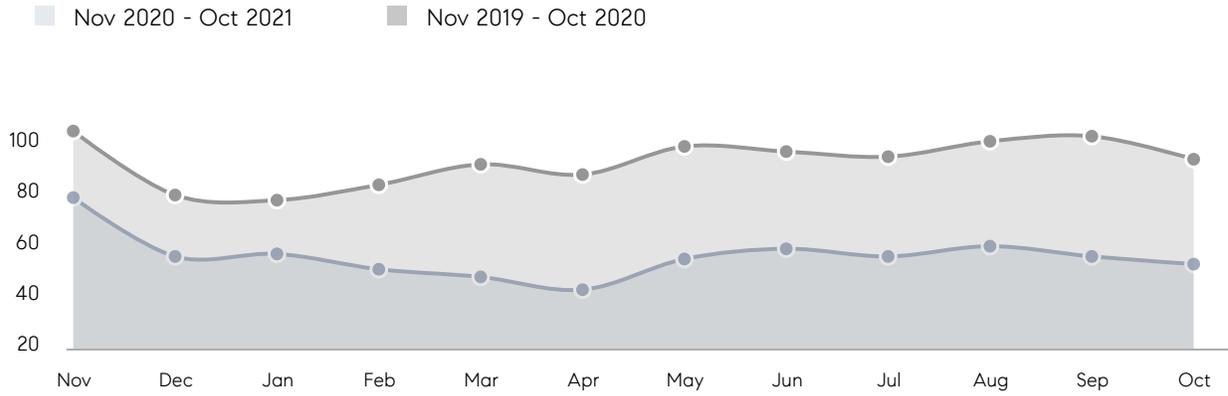
11	-39%	\$598K	-34%	\$640K	-11%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	54	96	-44%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$597,909	\$901,961	-33.7%
	# OF CONTRACTS	13	26	-50.0%
	NEW LISTINGS	16	27	-41%
Houses	AVERAGE DOM	54	96	-44%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$597,909	\$901,961	-6%
	# OF CONTRACTS	13	26	-50%
	NEW LISTINGS	16	25	-36%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	2	0%

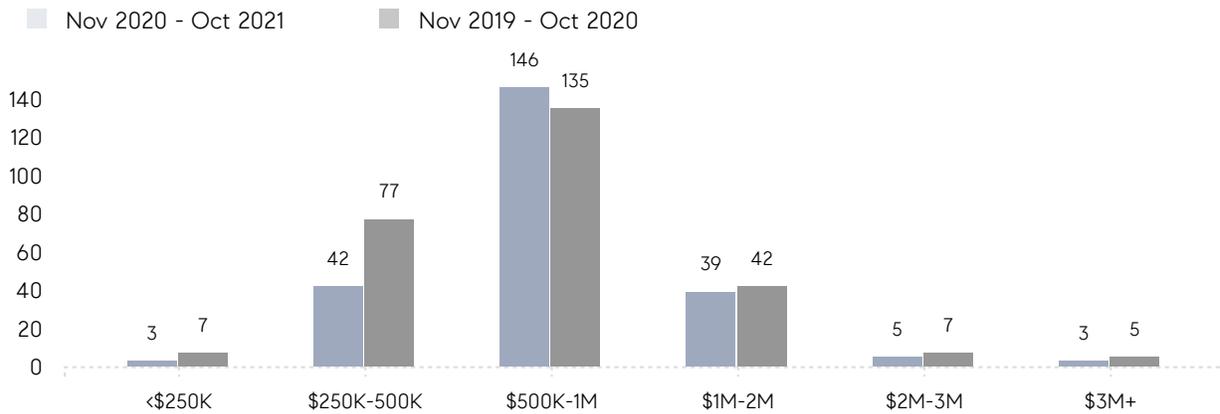
Redding

OCTOBER 2021

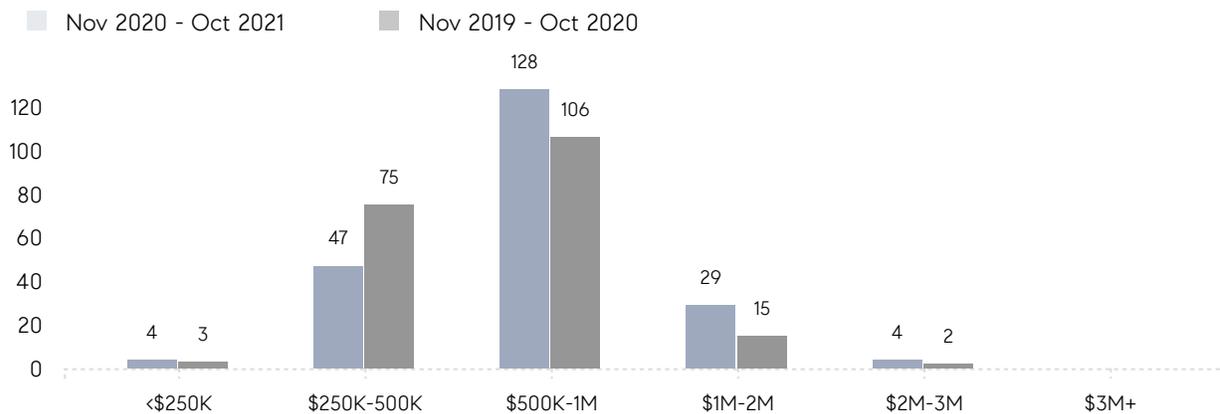
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Redding

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	4	3	33.3%
	SOLD VOLUME	\$1,606,000	\$1,000,500	60.5%
	AVERAGE PRICE	\$401,500	\$333,500	20%
\$500K-1M	# OF SALES	7	11	-36.4%
	SOLD VOLUME	\$4,971,000	\$7,595,911	-34.6%
	AVERAGE PRICE	\$710,143	\$690,537	3%
\$1M-2M	# OF SALES	0	2	0.0%
	SOLD VOLUME	-	\$2,630,000	-
	AVERAGE PRICE	-	\$1,315,000	-
\$2M-3M	# OF SALES	0	2	0.0%
	SOLD VOLUME	-	\$5,008,888	-
	AVERAGE PRICE	-	\$2,504,444	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Ridgefield

OCTOBER 2021

NEW LISTINGS

35	-49%	\$1.6M	76%	\$759K	-1%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Decrease From Oct 2020

UNDER CONTRACT

39	-52%	\$742K	2%	\$629K	-3%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Decrease From Oct 2020

UNITS SOLD

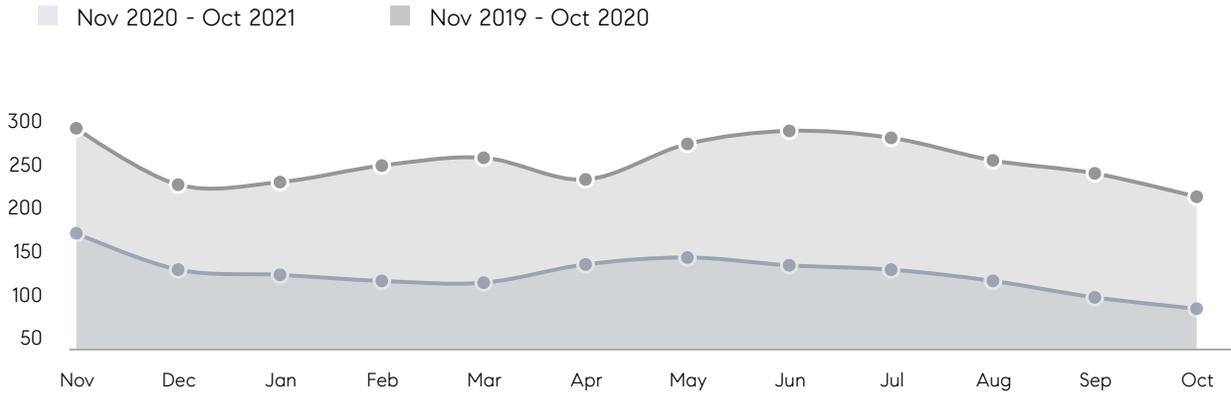
43	-46%	\$837K	5%	\$610K	-9%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Decrease From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	53	94	-44%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$837,393	\$798,113	4.9%
	# OF CONTRACTS	39	82	-52.4%
	NEW LISTINGS	35	68	-49%
Houses	AVERAGE DOM	57	94	-39%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$1,009,835	\$862,180	-6%
	# OF CONTRACTS	33	65	-49%
	NEW LISTINGS	31	58	-47%
Condo/Co-op/TH	AVERAGE DOM	43	91	-53%
	% OF ASKING PRICE	99%	98%	
	AVERAGE SOLD PRICE	\$391,917	\$292,691	34%
	# OF CONTRACTS	6	17	-65%
	NEW LISTINGS	4	10	-60%

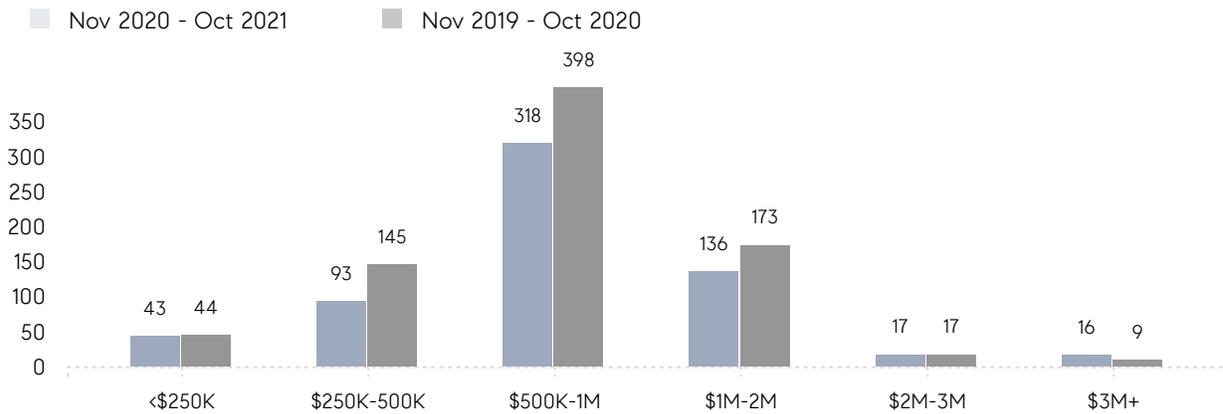
Ridgefield

OCTOBER 2021

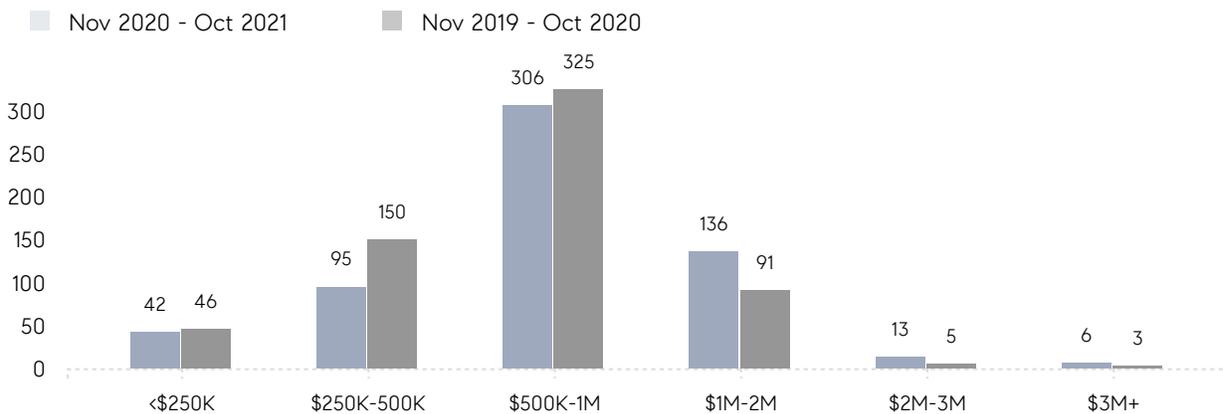
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Ridgefield

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	3	5	-40.0%
	SOLD VOLUME	\$614,000	\$961,500	-36.1%
	AVERAGE PRICE	\$204,667	\$192,300	6%
\$250K-500K	# OF SALES	11	16	-31.2%
	SOLD VOLUME	\$3,999,400	\$6,180,723	-35.3%
	AVERAGE PRICE	\$363,582	\$386,295	-6%
\$500K-1M	# OF SALES	18	43	-58.1%
	SOLD VOLUME	\$12,587,000	\$30,820,610	-59.2%
	AVERAGE PRICE	\$699,278	\$716,758	-2%
\$1M-2M	# OF SALES	8	14	-42.9%
	SOLD VOLUME	\$10,557,500	\$19,111,200	-44.8%
	AVERAGE PRICE	\$1,319,688	\$1,365,086	-3%
\$2M-3M	# OF SALES	3	1	200.0%
	SOLD VOLUME	\$8,250,000	\$2,975,000	177.3%
	AVERAGE PRICE	\$2,750,000	\$2,975,000	-8%
\$3M+	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$3,800,000	-
	AVERAGE PRICE	-	\$3,800,000	-

Rowayton

OCTOBER 2021

NEW LISTINGS

2	-87%	\$799K	-54%	\$799K	-20%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

UNDER CONTRACT

7	-53%	\$1.7M	50%	\$1.7M	68%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

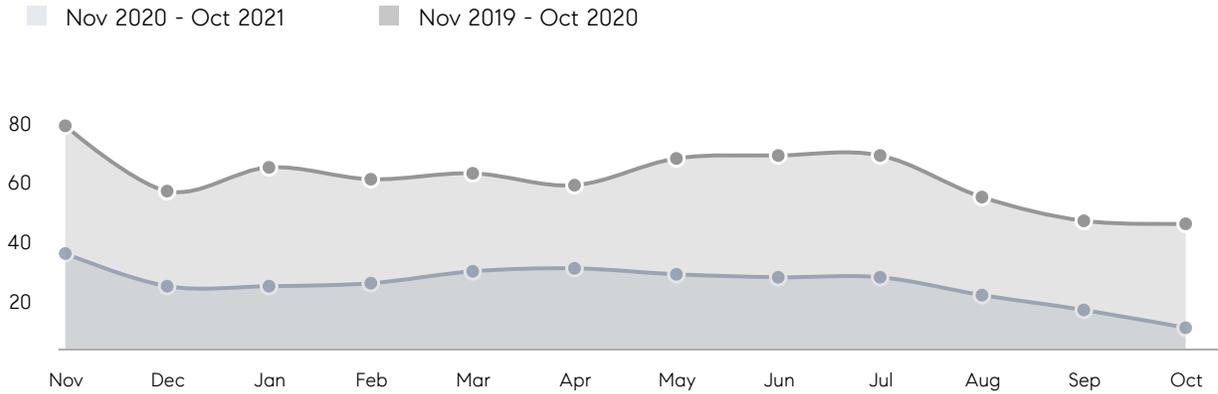
6	-76%	\$2.1M	38%	\$1.6M	13%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	62	80	-22%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$2,056,833	\$1,485,820	38.4%
	# OF CONTRACTS	7	15	-53.3%
	NEW LISTINGS	2	15	-87%
Houses	AVERAGE DOM	65	60	8%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$1,766,500	\$1,579,568	-6%
	# OF CONTRACTS	7	13	-46%
	NEW LISTINGS	2	14	-86%
Condo/Co-op/TH	AVERAGE DOM	55	224	-75%
	% OF ASKING PRICE	97%	101%	
	AVERAGE SOLD PRICE	\$2,637,500	\$798,333	230%
	# OF CONTRACTS	0	2	0%
	NEW LISTINGS	0	1	0%

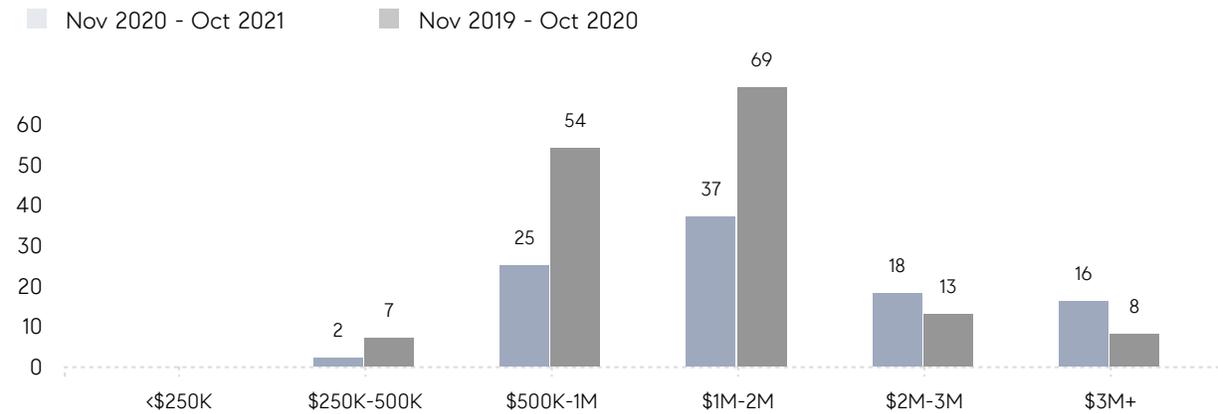
Rowayton

OCTOBER 2021

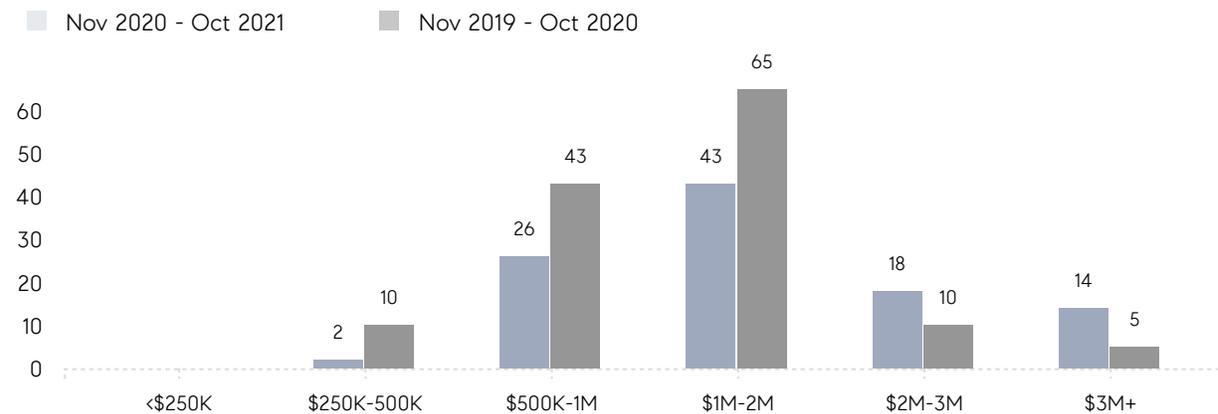
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Rowayton

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	0	3	0.0%
	SOLD VOLUME	-	\$1,180,000	-
	AVERAGE PRICE	-	\$393,333	-
\$500K-1M	# OF SALES	3	8	-62.5%
	SOLD VOLUME	\$2,036,000	\$5,965,500	-65.9%
	AVERAGE PRICE	\$678,667	\$745,688	-9%
\$1M-2M	# OF SALES	0	7	0.0%
	SOLD VOLUME	-	\$10,505,000	-
	AVERAGE PRICE	-	\$1,500,714	-
\$2M-3M	# OF SALES	1	5	-80.0%
	SOLD VOLUME	\$2,350,000	\$11,320,000	-79.2%
	AVERAGE PRICE	\$2,350,000	\$2,264,000	4%
\$3M+	# OF SALES	2	2	0.0%
	SOLD VOLUME	\$7,955,000	\$8,175,000	-2.7%
	AVERAGE PRICE	\$3,977,500	\$4,087,500	-3%

Shelton

OCTOBER 2021

NEW LISTINGS

47	-42%	\$399K	4%	\$399K	3%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNDER CONTRACT

60	-15%	\$436K	15%	\$400K	11%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

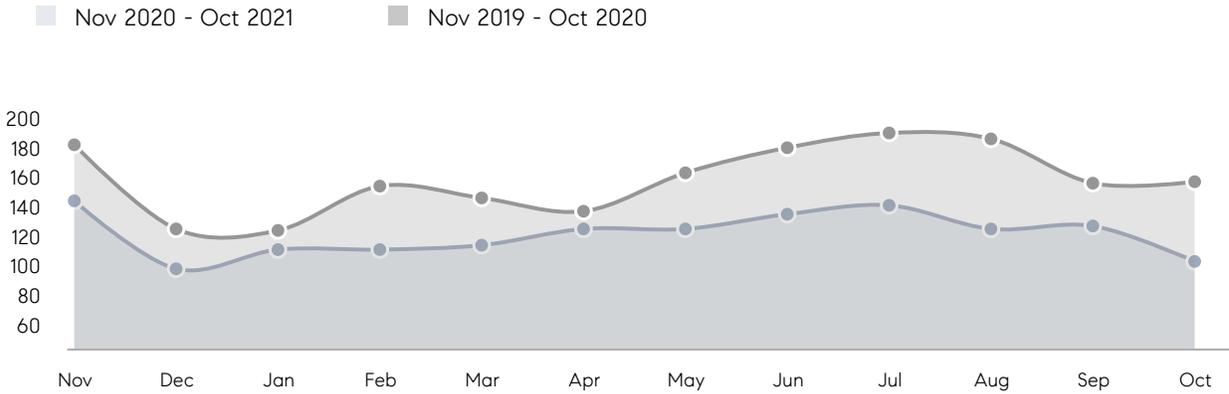
92	11%	\$399K	0%	\$400K	6%
Total Properties	Increase From Oct 2020	Average Price	Change From Oct 2020	Median Price	Increase From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	40	61	-34%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$398,788	\$399,605	-0.2%
	# OF CONTRACTS	60	71	-15.5%
	NEW LISTINGS	47	81	-42%
Houses	AVERAGE DOM	38	62	-39%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$413,973	\$429,624	-6%
	# OF CONTRACTS	46	54	-15%
	NEW LISTINGS	31	56	-45%
Condo/Co-op/TH	AVERAGE DOM	46	59	-22%
	% OF ASKING PRICE	101%	99%	
	AVERAGE SOLD PRICE	\$353,233	\$316,373	12%
	# OF CONTRACTS	14	17	-18%
	NEW LISTINGS	16	25	-36%

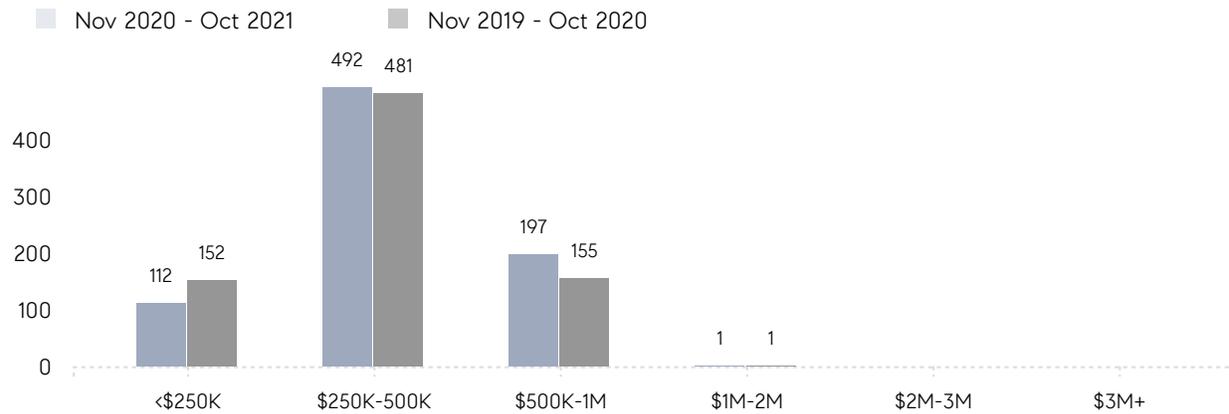
Shelton

OCTOBER 2021

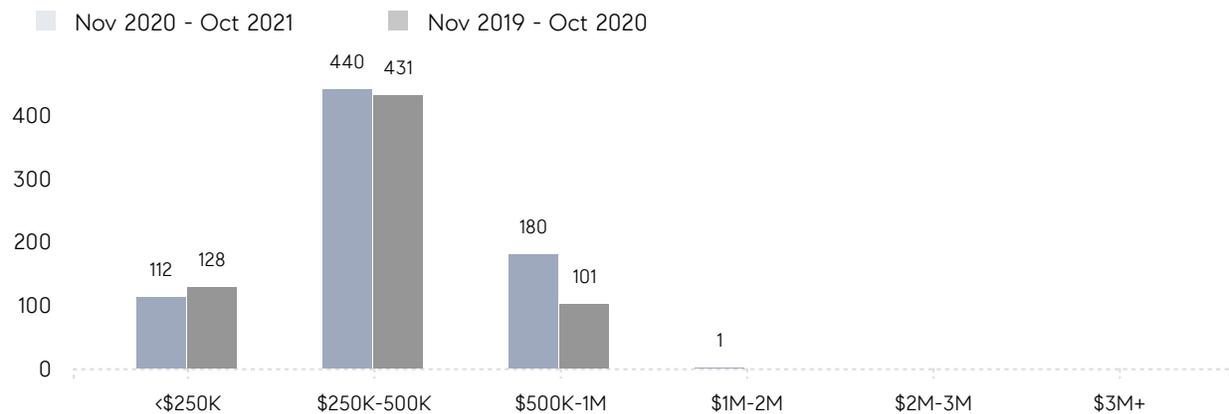
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Shelton

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	11	12	-8.3%
	SOLD VOLUME	\$2,169,300	\$2,521,999	-14.0%
	AVERAGE PRICE	\$197,209	\$210,167	-6%
\$250K-500K	# OF SALES	64	57	12.3%
	SOLD VOLUME	\$24,570,875	\$21,543,349	14.1%
	AVERAGE PRICE	\$383,920	\$377,953	2%
\$500K-1M	# OF SALES	17	14	21.4%
	SOLD VOLUME	\$9,948,309	\$9,101,900	9.3%
	AVERAGE PRICE	\$585,195	\$650,136	-10%
\$1M-2M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Sherman

OCTOBER 2021

NEW LISTINGS

7	40%	\$474K	-4%	\$420K	-7%
Total Properties	Increase From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

UNDER CONTRACT

7	-12%	\$713K	11%	\$550K	1%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Change From Oct 2020

UNITS SOLD

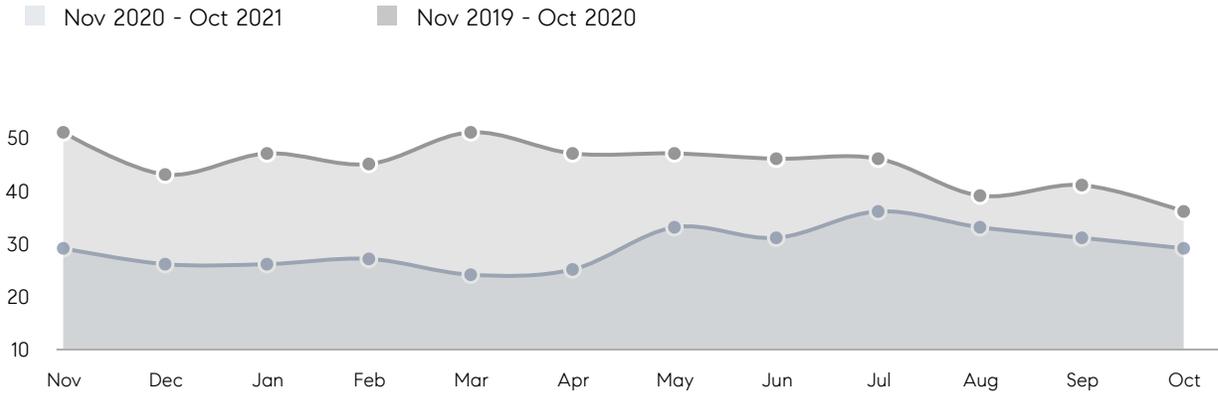
2	-83%	\$533K	-15%	\$533K	-12%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	55	90	-39%
	% OF ASKING PRICE	99%	103%	
	AVERAGE SOLD PRICE	\$532,500	\$628,583	-15.3%
	# OF CONTRACTS	7	8	-12.5%
	NEW LISTINGS	7	5	40%
Houses	AVERAGE DOM	55	90	-39%
	% OF ASKING PRICE	99%	103%	
	AVERAGE SOLD PRICE	\$532,500	\$628,583	-6%
	# OF CONTRACTS	7	8	-12%
	NEW LISTINGS	7	5	40%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

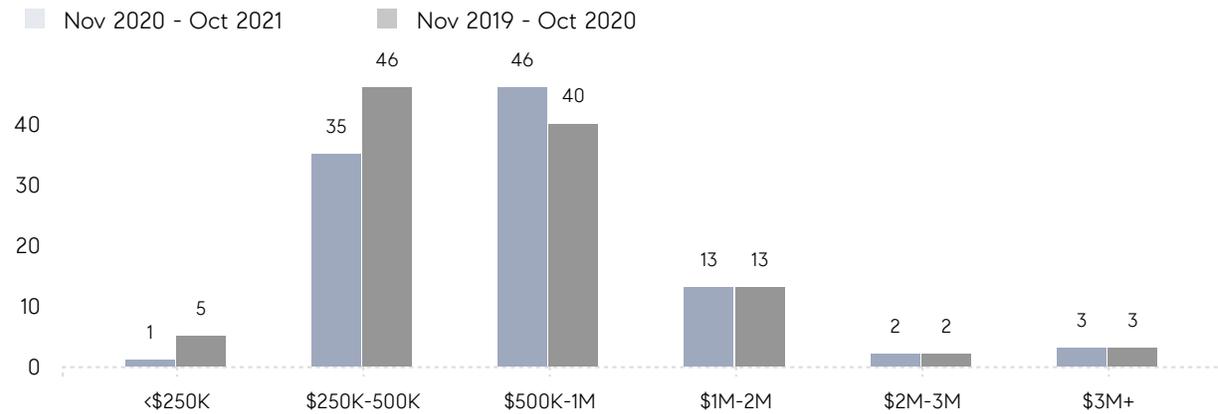
Sherman

OCTOBER 2021

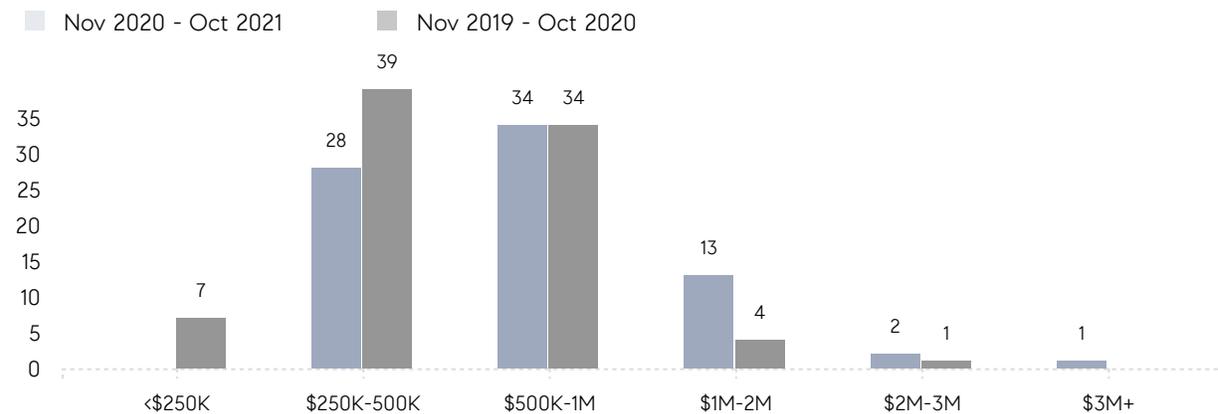
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Sherman

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$205,000	-
	AVERAGE PRICE	-	\$205,000	-
\$250K-500K	# OF SALES	0	4	0.0%
	SOLD VOLUME	-	\$1,634,000	-
	AVERAGE PRICE	-	\$408,500	-
\$500K-1M	# OF SALES	2	5	-60.0%
	SOLD VOLUME	\$1,065,000	\$3,229,000	-67.0%
	AVERAGE PRICE	\$532,500	\$645,800	-18%
\$1M-2M	# OF SALES	0	2	0.0%
	SOLD VOLUME	-	\$2,475,000	-
	AVERAGE PRICE	-	\$1,237,500	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Southport

OCTOBER 2021

NEW LISTINGS

12	33%	\$1.9M	48%	\$997K	2%
Total Properties	Increase From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNDER CONTRACT

6	-45%	\$1.7M	18%	\$1.3M	27%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

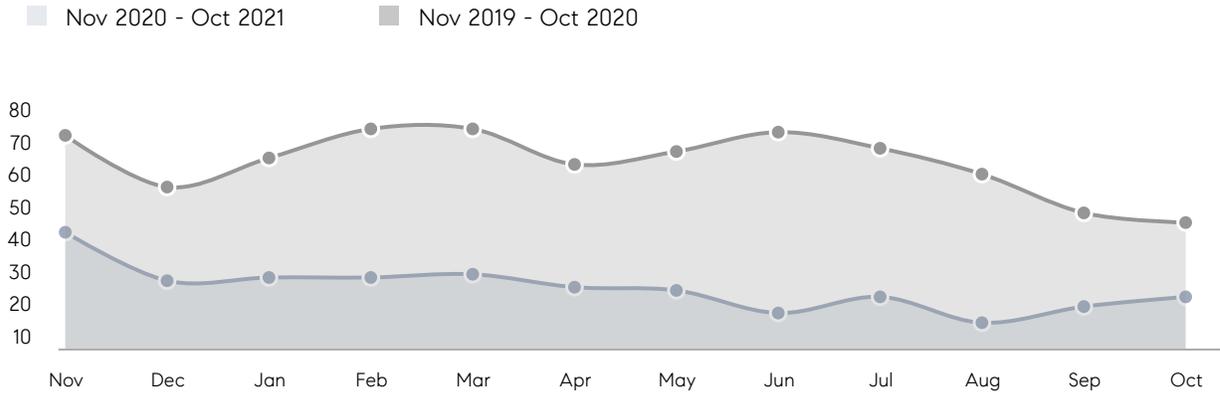
4	-78%	\$843K	-35%	\$835K	-19%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	31	86	-64%
	% OF ASKING PRICE	102%	98%	
	AVERAGE SOLD PRICE	\$842,750	\$1,303,083	-35.3%
	# OF CONTRACTS	6	11	-45.5%
	NEW LISTINGS	12	9	33%
Houses	AVERAGE DOM	51	95	-46%
	% OF ASKING PRICE	104%	97%	
	AVERAGE SOLD PRICE	\$835,000	\$1,627,923	-6%
	# OF CONTRACTS	5	9	-44%
	NEW LISTINGS	9	7	29%
Condo/Co-op/TH	AVERAGE DOM	11	61	-82%
	% OF ASKING PRICE	100%	98%	
	AVERAGE SOLD PRICE	\$850,500	\$458,500	85%
	# OF CONTRACTS	1	2	-50%
	NEW LISTINGS	3	2	50%

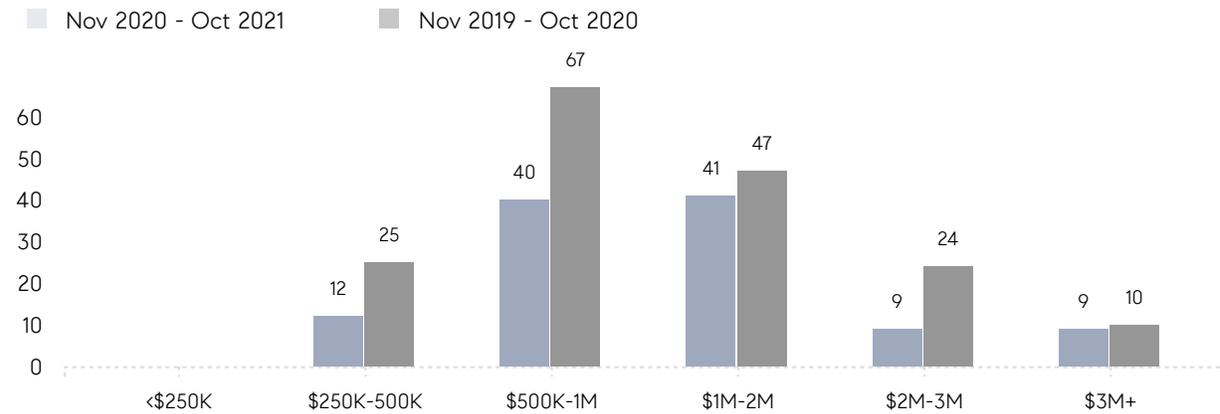
Southport

OCTOBER 2021

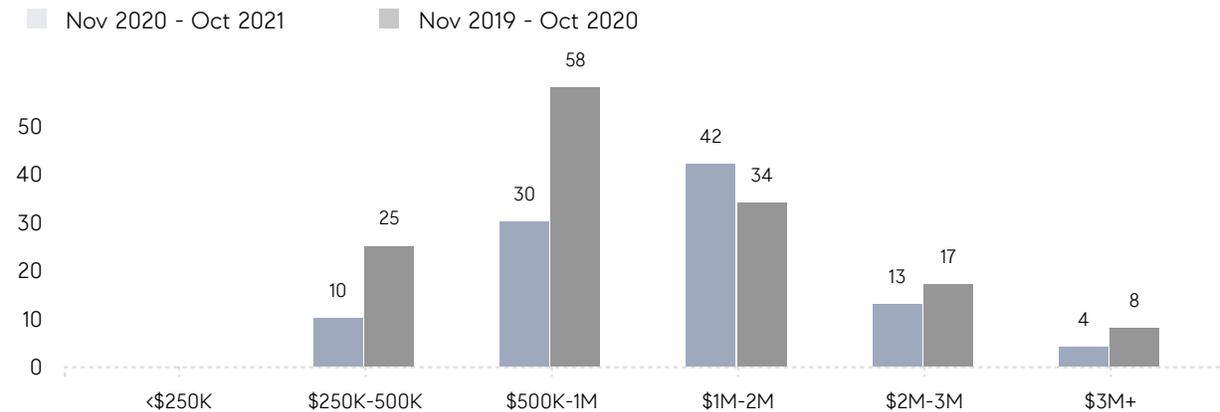
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Southport

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	1	4	-75.0%
	SOLD VOLUME	\$376,000	\$1,467,500	-74.4%
	AVERAGE PRICE	\$376,000	\$366,875	2%
\$500K-1M	# OF SALES	1	4	-75.0%
	SOLD VOLUME	\$635,000	\$3,519,000	-82.0%
	AVERAGE PRICE	\$635,000	\$879,750	-28%
\$1M-2M	# OF SALES	2	6	-66.7%
	SOLD VOLUME	\$2,360,000	\$8,244,000	-71.4%
	AVERAGE PRICE	\$1,180,000	\$1,374,000	-14%
\$2M-3M	# OF SALES	0	3	0.0%
	SOLD VOLUME	-	\$6,975,000	-
	AVERAGE PRICE	-	\$2,325,000	-
\$3M+	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$3,250,000	-
	AVERAGE PRICE	-	\$3,250,000	-

Stamford

OCTOBER 2021

NEW LISTINGS

142	-31%	\$582K	5%	\$479K	2%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNDER CONTRACT

144	-20%	\$589K	-1%	\$499K	-7%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

UNITS SOLD

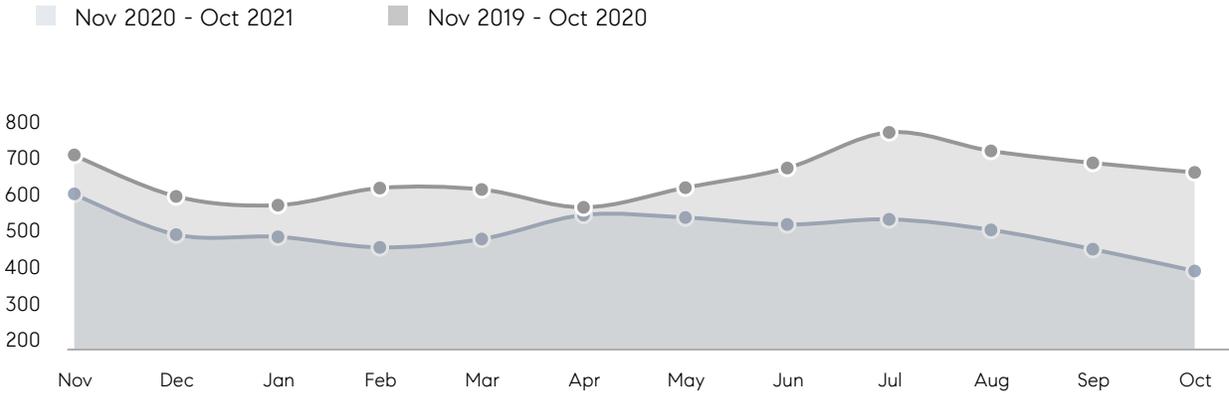
167	-17%	\$603K	-8%	\$540K	-6%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	62	70	-11%
	% OF ASKING PRICE	99%	98%	
	AVERAGE SOLD PRICE	\$602,616	\$654,635	-7.9%
	# OF CONTRACTS	144	181	-20.4%
	NEW LISTINGS	142	207	-31%
Houses	AVERAGE DOM	62	65	-5%
	% OF ASKING PRICE	99%	99%	
	AVERAGE SOLD PRICE	\$837,190	\$817,293	-6%
	# OF CONTRACTS	65	99	-34%
	NEW LISTINGS	63	99	-36%
Condo/Co-op/TH	AVERAGE DOM	62	79	-22%
	% OF ASKING PRICE	98%	98%	
	AVERAGE SOLD PRICE	\$353,562	\$390,581	-9%
	# OF CONTRACTS	79	82	-4%
	NEW LISTINGS	79	108	-27%

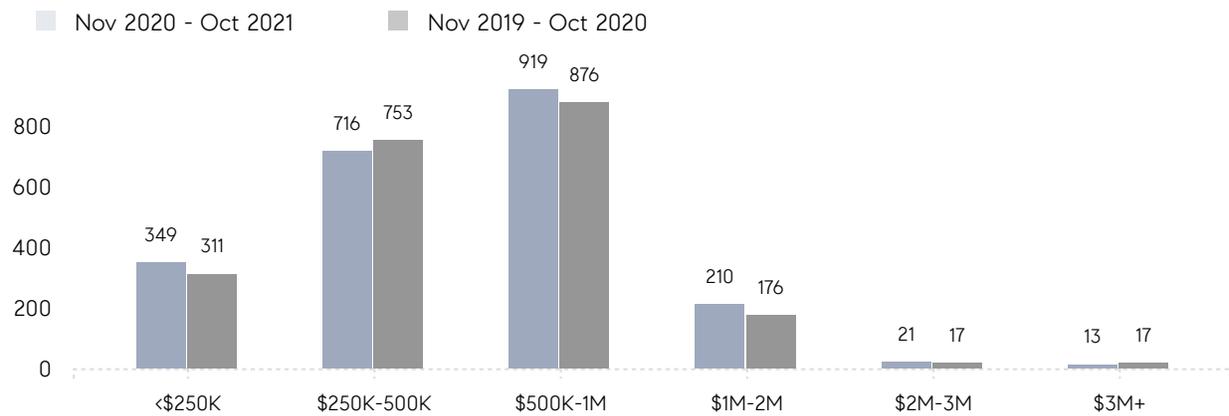
Stamford

OCTOBER 2021

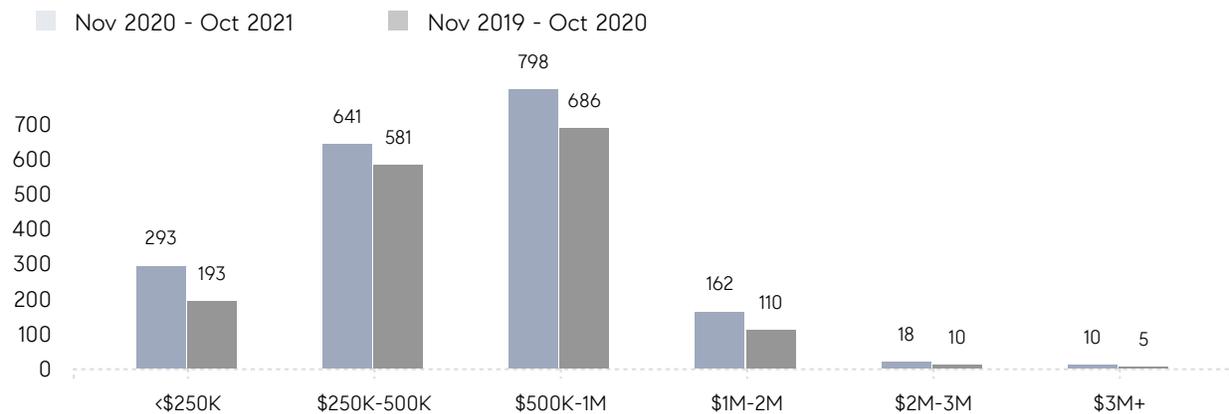
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Stamford

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	26	16	62.5%
	SOLD VOLUME	\$5,117,000	\$3,187,475	60.5%
	AVERAGE PRICE	\$196,808	\$199,217	-1%
\$250K-500K	# OF SALES	51	62	-17.7%
	SOLD VOLUME	\$19,505,994	\$22,703,201	-14.1%
	AVERAGE PRICE	\$382,470	\$366,181	4%
\$500K-1M	# OF SALES	73	104	-29.8%
	SOLD VOLUME	\$51,115,800	\$73,337,873	-30.3%
	AVERAGE PRICE	\$700,216	\$705,172	-1%
\$1M-2M	# OF SALES	15	17	-11.8%
	SOLD VOLUME	\$18,998,000	\$22,307,779	-14.8%
	AVERAGE PRICE	\$1,266,533	\$1,312,222	-3%
\$2M-3M	# OF SALES	1	1	0.0%
	SOLD VOLUME	\$2,100,000	\$2,100,000	-
	AVERAGE PRICE	\$2,100,000	\$2,100,000	-
\$3M+	# OF SALES	1	2	-50.0%
	SOLD VOLUME	\$3,800,000	\$8,600,000	-55.8%
	AVERAGE PRICE	\$3,800,000	\$4,300,000	-12%

Stratford

OCTOBER 2021

NEW LISTINGS

94	-11%	\$348K	13%	\$347K	16%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNDER CONTRACT

68	-44%	\$343K	7%	\$350K	17%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

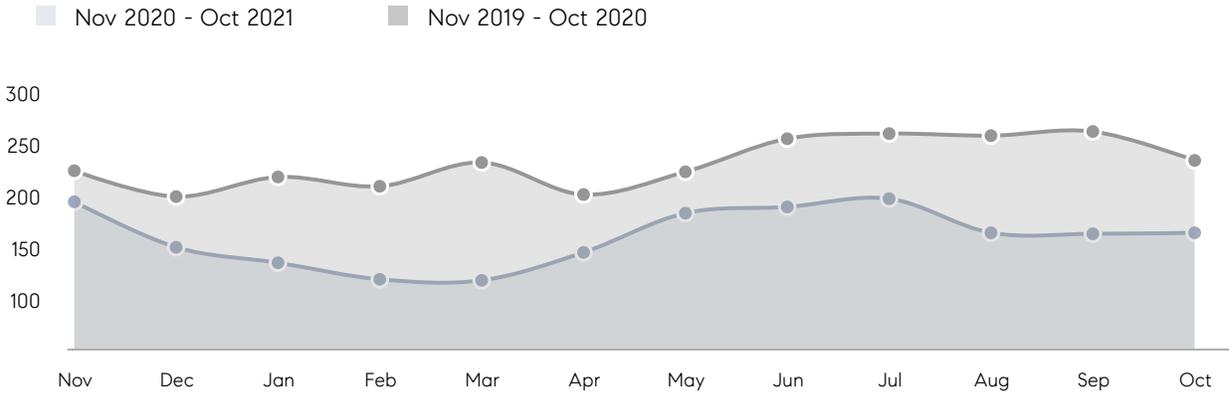
77	-29%	\$340K	10%	\$330K	12%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	48	48	0%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$340,217	\$309,315	10.0%
	# OF CONTRACTS	68	122	-44.3%
	NEW LISTINGS	94	106	-11%
Houses	AVERAGE DOM	47	40	18%
	% OF ASKING PRICE	102%	101%	
	AVERAGE SOLD PRICE	\$357,197	\$333,942	-6%
	# OF CONTRACTS	52	89	-42%
	NEW LISTINGS	75	82	-9%
Condo/Co-op/TH	AVERAGE DOM	54	82	-34%
	% OF ASKING PRICE	97%	96%	
	AVERAGE SOLD PRICE	\$280,288	\$206,114	36%
	# OF CONTRACTS	16	33	-52%
	NEW LISTINGS	19	24	-21%

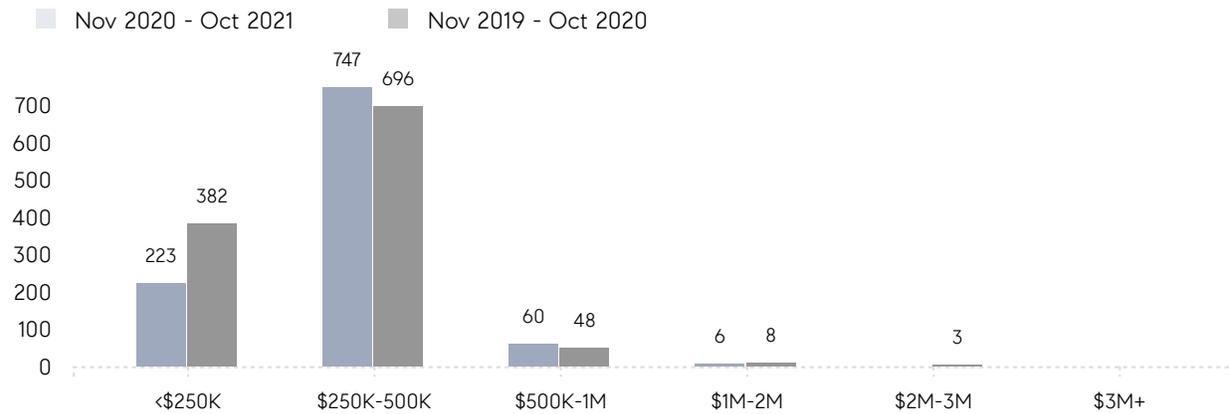
Stratford

OCTOBER 2021

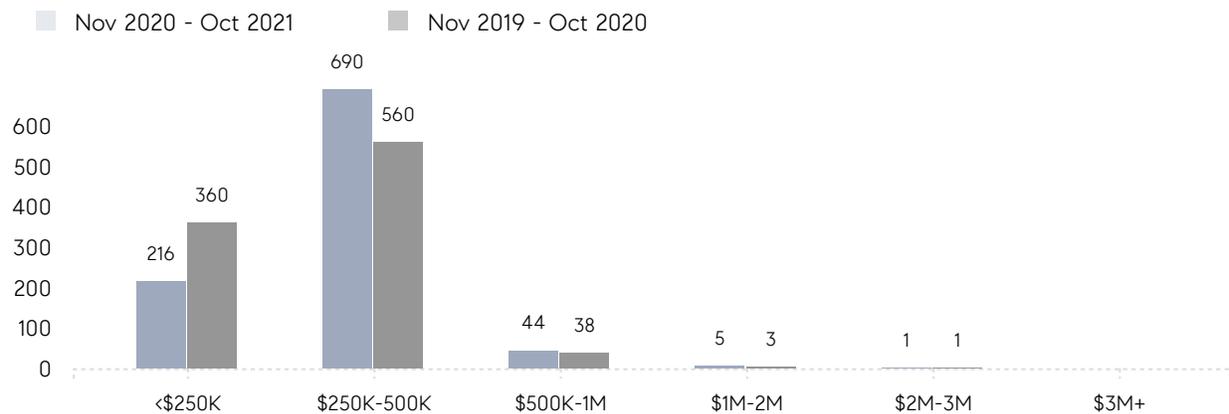
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Stratford

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	15	27	-44.4%
	SOLD VOLUME	\$2,691,400	\$4,737,800	-43.2%
	AVERAGE PRICE	\$179,427	\$175,474	2%
\$250K-500K	# OF SALES	56	78	-28.2%
	SOLD VOLUME	\$19,560,509	\$26,453,532	-26.1%
	AVERAGE PRICE	\$349,295	\$339,148	3%
\$500K-1M	# OF SALES	6	4	50.0%
	SOLD VOLUME	\$3,944,800	\$2,524,000	56.3%
	AVERAGE PRICE	\$657,467	\$631,000	4%
\$1M-2M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Trumbull

OCTOBER 2021

NEW LISTINGS

45	-33%	\$594K	15%	\$550K	18%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNDER CONTRACT

39	-33%	\$534K	7%	\$489K	9%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

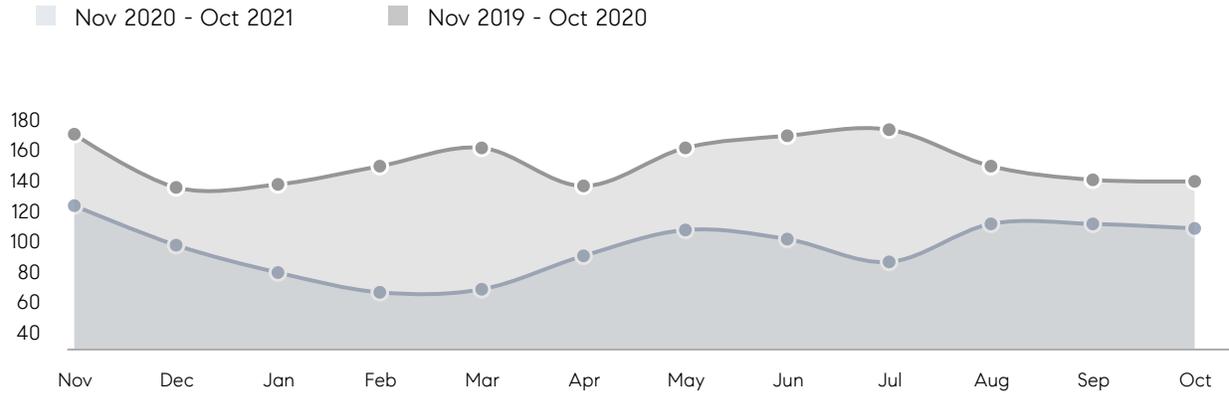
43	-42%	\$471K	0%	\$447K	1%
Total Properties	Decrease From Oct 2020	Average Price	Change From Oct 2020	Median Price	Change From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	41	50	-18%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$471,114	\$471,086	0.0%
	# OF CONTRACTS	39	58	-32.8%
	NEW LISTINGS	45	67	-33%
Houses	AVERAGE DOM	41	50	-18%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$483,573	\$480,005	-6%
	# OF CONTRACTS	34	57	-40%
	NEW LISTINGS	39	65	-40%
Condo/Co-op/TH	AVERAGE DOM	43	55	-22%
	% OF ASKING PRICE	102%	98%	
	AVERAGE SOLD PRICE	\$305,000	\$260,000	17%
	# OF CONTRACTS	5	1	400%
	NEW LISTINGS	6	2	200%

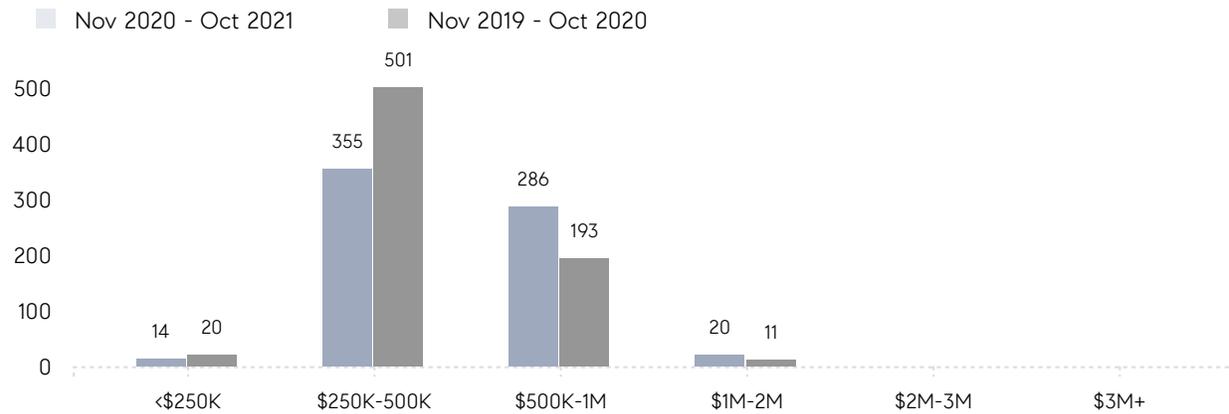
Trumbull

OCTOBER 2021

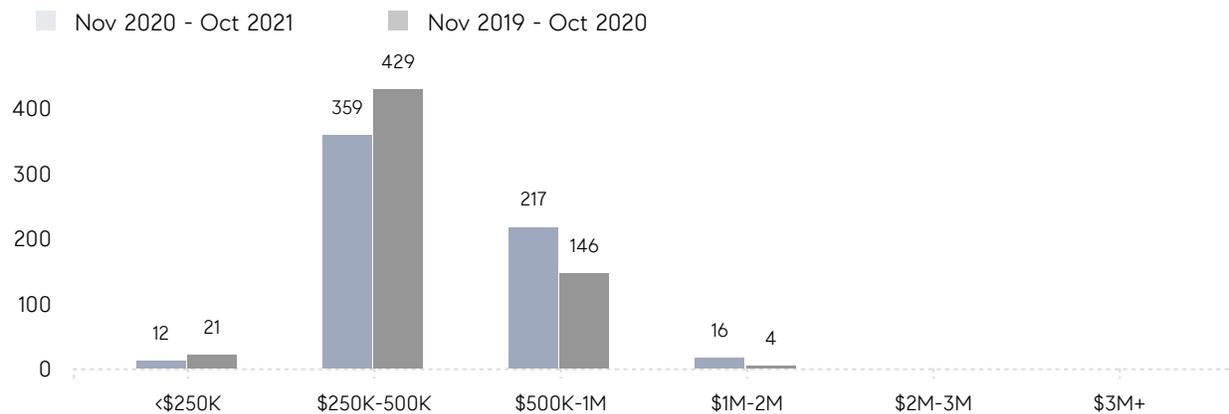
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Trumbull

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	1	2	-50.0%
	SOLD VOLUME	\$248,000	\$425,000	-41.6%
	AVERAGE PRICE	\$248,000	\$212,500	17%
\$250K-500K	# OF SALES	30	46	-34.8%
	SOLD VOLUME	\$12,204,500	\$18,128,200	-32.7%
	AVERAGE PRICE	\$406,817	\$394,091	3%
\$500K-1M	# OF SALES	12	26	-53.8%
	SOLD VOLUME	\$7,805,400	\$16,307,129	-52.1%
	AVERAGE PRICE	\$650,450	\$627,197	4%
\$1M-2M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$2M-3M	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-

Weston

OCTOBER 2021

NEW LISTINGS

19	-21%	\$1.3M	19%	\$1.2M	25%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNDER CONTRACT

21	-43%	\$1.2M	2%	\$1.1M	24%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNITS SOLD

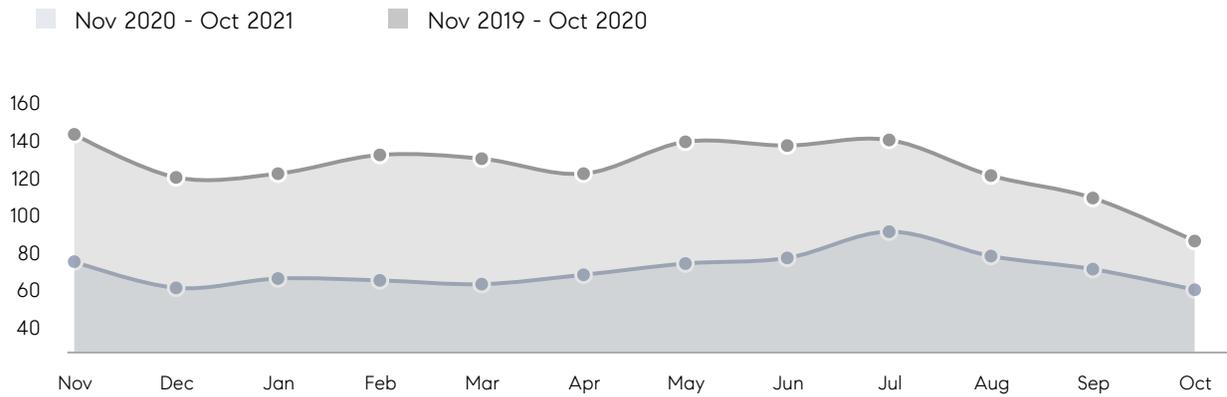
26	-28%	\$1.3M	28%	\$923K	8%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	76	102	-25%
	% OF ASKING PRICE	103%	100%	
	AVERAGE SOLD PRICE	\$1,273,453	\$997,393	27.7%
	# OF CONTRACTS	21	37	-43.2%
	NEW LISTINGS	19	24	-21%
Houses	AVERAGE DOM	76	102	-25%
	% OF ASKING PRICE	103%	100%	
	AVERAGE SOLD PRICE	\$1,273,453	\$997,393	-6%
	# OF CONTRACTS	21	37	-43%
	NEW LISTINGS	19	24	-21%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

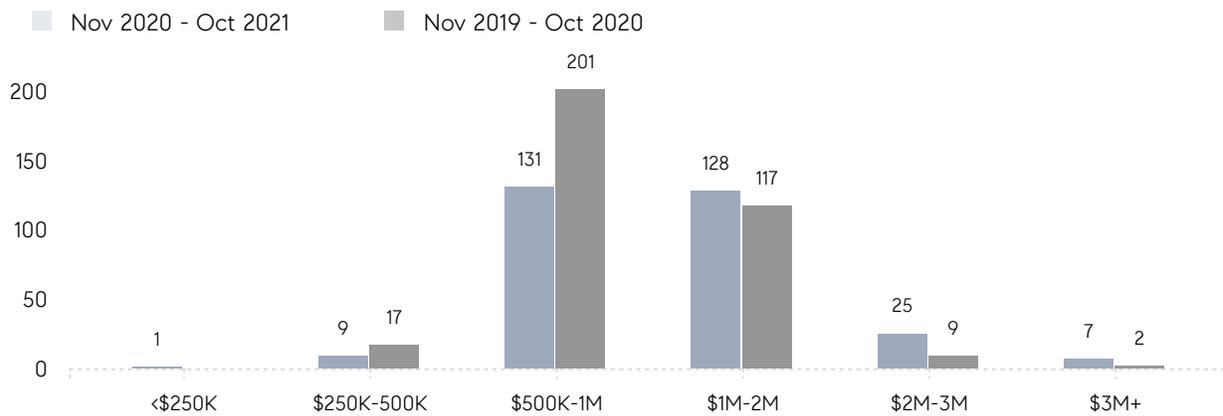
Weston

OCTOBER 2021

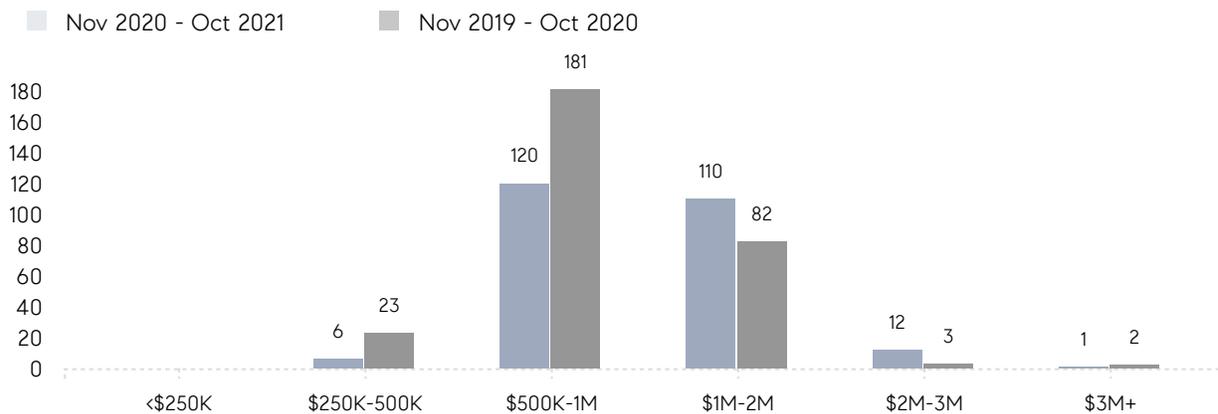
Monthly Inventory



Listings By Price Range



Contracts By Price Range



Weston

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	0	4	0.0%
	SOLD VOLUME	-	\$1,752,826	-
	AVERAGE PRICE	-	\$438,207	-
\$500K-1M	# OF SALES	14	22	-36.4%
	SOLD VOLUME	\$10,964,780	\$16,914,818	-35.2%
	AVERAGE PRICE	\$783,199	\$768,855	2%
\$1M-2M	# OF SALES	9	9	0.0%
	SOLD VOLUME	\$12,945,000	\$12,463,500	3.9%
	AVERAGE PRICE	\$1,438,333	\$1,384,833	4%
\$2M-3M	# OF SALES	2	0	0.0%
	SOLD VOLUME	\$4,500,000	-	-
	AVERAGE PRICE	\$2,250,000	-	-
\$3M+	# OF SALES	1	1	0.0%
	SOLD VOLUME	\$4,700,000	\$4,775,000	-1.6%
	AVERAGE PRICE	\$4,700,000	\$4,775,000	-2%

Westport

OCTOBER 2021

NEW LISTINGS

58	-24%	\$2.2M	1%	\$2.0M	27%
Total Properties	Decrease From Oct 2020	Average Price	Change From Oct 2020	Median Price	Increase From Oct 2020

UNDER CONTRACT

30	-46%	\$1.6M	-17%	\$1.3M	-5%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

UNITS SOLD

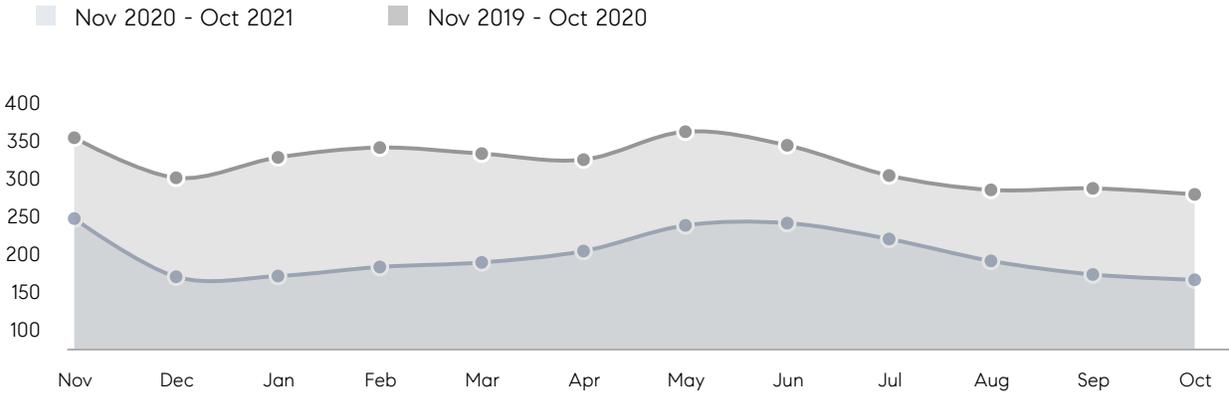
38	-39%	\$1.5M	-10%	\$1.3M	-8%
Total Properties	Decrease From Oct 2020	Average Price	Decrease From Oct 2020	Median Price	Decrease From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	56	95	-41%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$1,531,138	\$1,702,943	-10.1%
	# OF CONTRACTS	30	56	-46.4%
	NEW LISTINGS	58	76	-24%
Houses	AVERAGE DOM	59	98	-40%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$1,617,555	\$1,780,818	-6%
	# OF CONTRACTS	26	49	-47%
	NEW LISTINGS	52	68	-24%
Condo/Co-op/TH	AVERAGE DOM	39	48	-19%
	% OF ASKING PRICE	101%	98%	
	AVERAGE SOLD PRICE	\$1,070,250	\$573,750	87%
	# OF CONTRACTS	4	7	-43%
	NEW LISTINGS	6	8	-25%

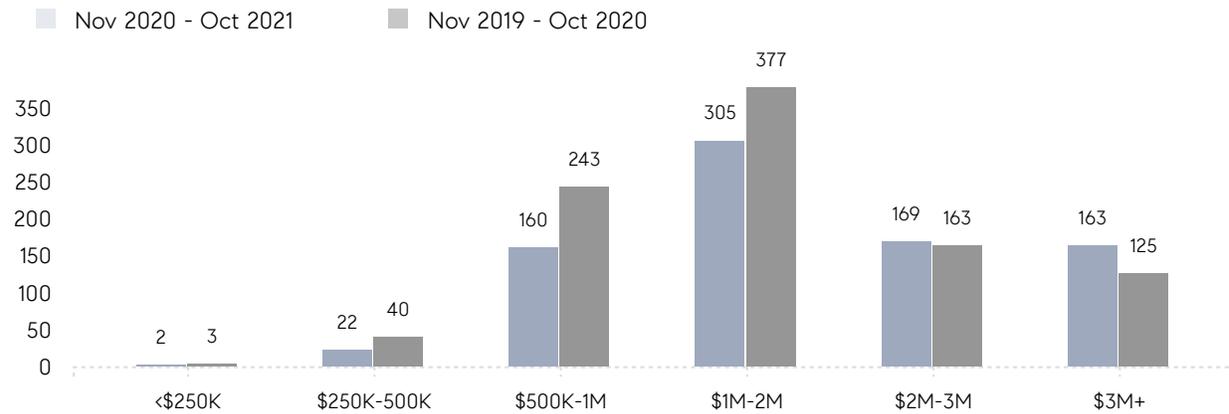
Westport

OCTOBER 2021

Monthly Inventory



Listings By Price Range



Contracts By Price Range



Westport

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-
\$250K-500K	# OF SALES	0	2	0.0%
	SOLD VOLUME	-	\$810,000	-
	AVERAGE PRICE	-	\$405,000	-
\$500K-1M	# OF SALES	11	17	-35.3%
	SOLD VOLUME	\$8,357,944	\$13,328,500	-37.3%
	AVERAGE PRICE	\$759,813	\$784,029	-3%
\$1M-2M	# OF SALES	17	28	-39.3%
	SOLD VOLUME	\$22,865,300	\$39,768,965	-42.5%
	AVERAGE PRICE	\$1,345,018	\$1,420,320	-5%
\$2M-3M	# OF SALES	7	8	-12.5%
	SOLD VOLUME	\$16,570,000	\$19,950,000	-16.9%
	AVERAGE PRICE	\$2,367,143	\$2,493,750	-5%
\$3M+	# OF SALES	3	7	-57.1%
	SOLD VOLUME	\$10,390,000	\$31,725,000	-67.2%
	AVERAGE PRICE	\$3,463,333	\$4,532,143	-24%

Wilton

OCTOBER 2021

NEW LISTINGS

15	-67%	\$1.3M	10%	\$1.2M	22%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

UNDER CONTRACT

18	-66%	\$1.0M	18%	\$840K	0%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Change From Oct 2020

UNITS SOLD

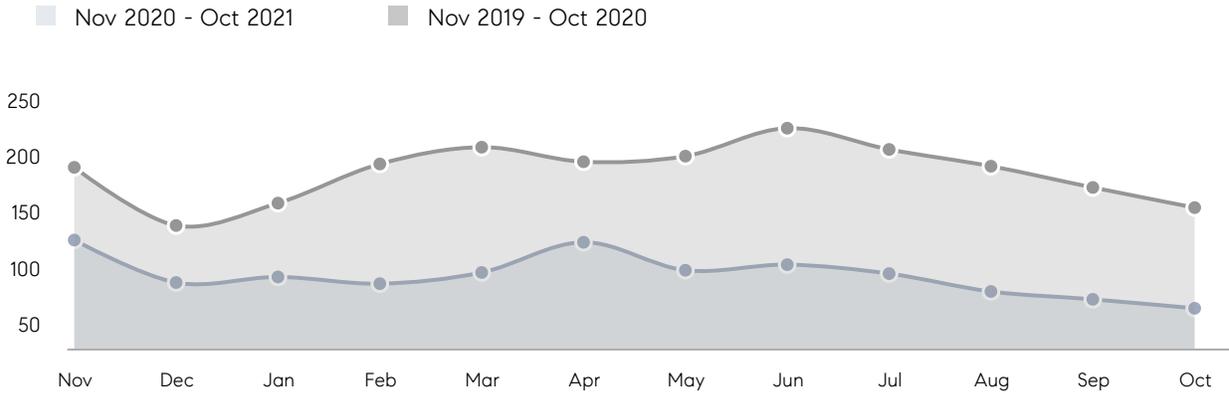
29	-46%	\$1.1M	22%	\$998K	20%
Total Properties	Decrease From Oct 2020	Average Price	Increase From Oct 2020	Median Price	Increase From Oct 2020

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	54	100	-46%
	% OF ASKING PRICE	99%	99%	
	AVERAGE SOLD PRICE	\$1,086,562	\$888,463	22.3%
	# OF CONTRACTS	18	53	-66.0%
	NEW LISTINGS	15	45	-67%
Houses	AVERAGE DOM	56	103	-46%
	% OF ASKING PRICE	98%	99%	
	AVERAGE SOLD PRICE	\$1,162,781	\$949,074	-6%
	# OF CONTRACTS	17	49	-65%
	NEW LISTINGS	15	42	-64%
Condo/Co-op/TH	AVERAGE DOM	33	80	-59%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$426,000	\$481,500	-12%
	# OF CONTRACTS	1	4	-75%
	NEW LISTINGS	0	3	0%

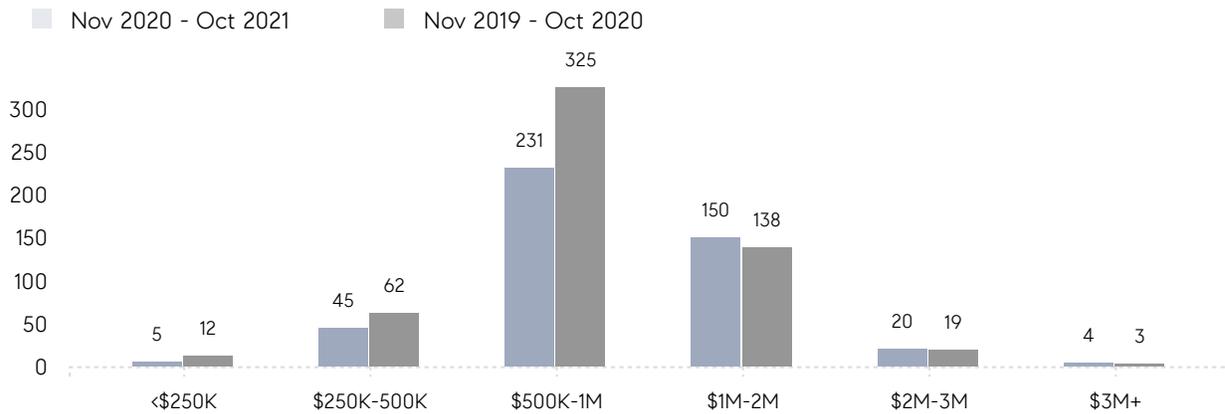
Wilton

OCTOBER 2021

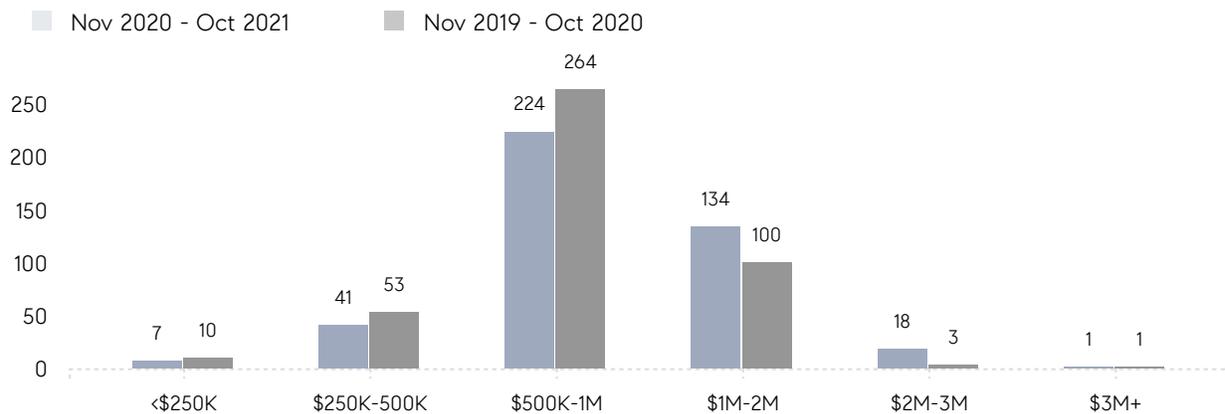
Monthly Inventory



Listings By Price Range



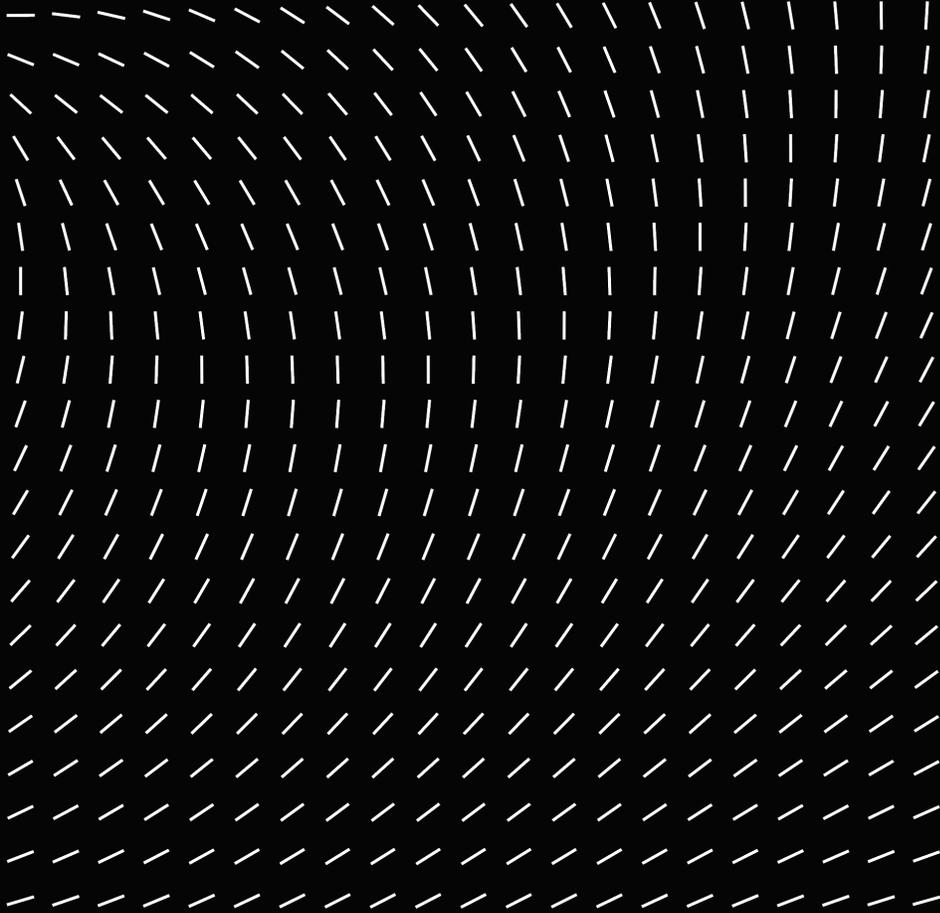
Contracts By Price Range



Wilton

OCTOBER 2021

		Oct 2021	Oct 2020	% Change
Under \$250K	# OF SALES	0	1	0.0%
	SOLD VOLUME	-	\$191,000	-
	AVERAGE PRICE	-	\$191,000	-
\$250K-500K	# OF SALES	4	4	0.0%
	SOLD VOLUME	\$1,593,000	\$1,529,500	4.2%
	AVERAGE PRICE	\$398,250	\$382,375	4%
\$500K-1M	# OF SALES	11	33	-66.7%
	SOLD VOLUME	\$9,138,300	\$24,672,000	-63.0%
	AVERAGE PRICE	\$830,755	\$747,636	11%
\$1M-2M	# OF SALES	13	15	-13.3%
	SOLD VOLUME	\$18,429,000	\$19,096,500	-3.5%
	AVERAGE PRICE	\$1,417,615	\$1,273,100	11%
\$2M-3M	# OF SALES	1	1	0.0%
	SOLD VOLUME	\$2,350,000	\$2,488,000	-5.5%
	AVERAGE PRICE	\$2,350,000	\$2,488,000	-6%
\$3M+	# OF SALES	0	0	0.0%
	SOLD VOLUME	-	-	-
	AVERAGE PRICE	-	-	-



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