



COMPASS

February 2023

Montville Market Insights

Montville

FEBRUARY 2023

UNDER CONTRACT

12
Total
Properties

\$800K
Average
Price

\$649K
Median
Price

50%
Increase From
Feb 2022

7%
Increase From
Feb 2022

-6%
Decrease From
Feb 2022

UNITS SOLD

9
Total
Properties

\$774K
Average
Price

\$815K
Median
Price

-36%
Decrease From
Feb 2022

-9%
Decrease From
Feb 2022

27%
Increase From
Feb 2022

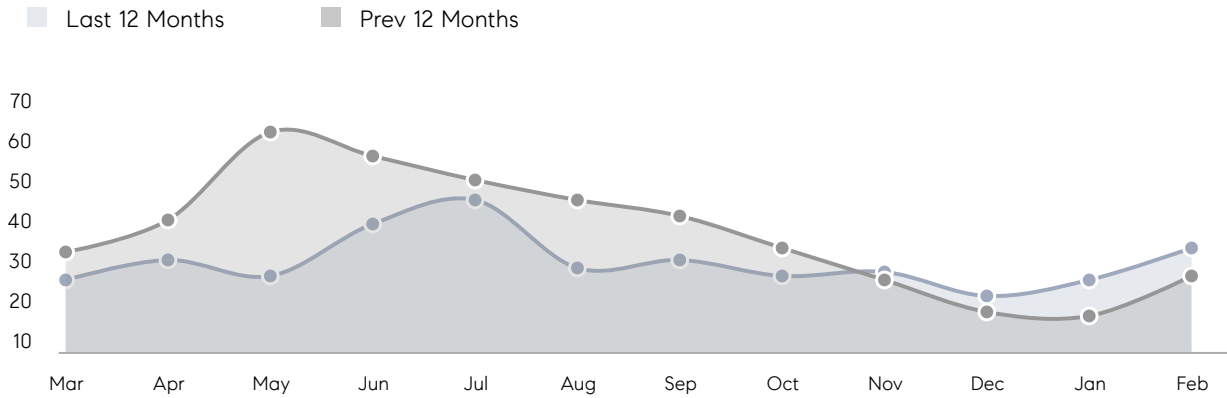
Property Statistics

		Feb 2023	Feb 2022	% Change
Overall	AVERAGE DOM	28	33	-15%
	% OF ASKING PRICE	99%	103%	
	AVERAGE SOLD PRICE	\$774,056	\$848,976	-8.8%
	# OF CONTRACTS	12	8	50.0%
	NEW LISTINGS	21	23	-9%
Houses	AVERAGE DOM	31	37	-16%
	% OF ASKING PRICE	100%	102%	
	AVERAGE SOLD PRICE	\$786,438	\$932,061	-16%
	# OF CONTRACTS	10	5	100%
	NEW LISTINGS	16	14	14%
Condo/Co-op/TH	AVERAGE DOM	6	15	-60%
	% OF ASKING PRICE	97%	104%	
	AVERAGE SOLD PRICE	\$675,000	\$544,333	24%
	# OF CONTRACTS	2	3	-33%
	NEW LISTINGS	5	9	-44%

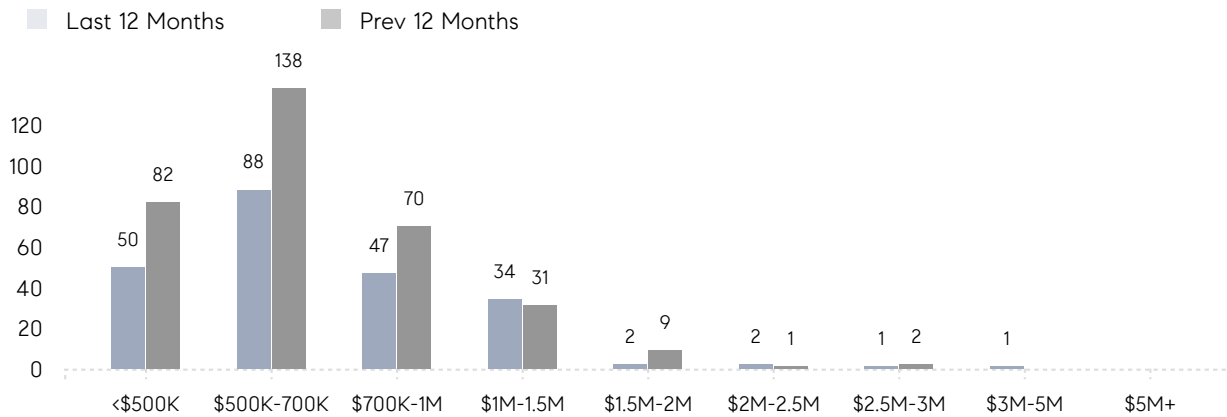
Montville

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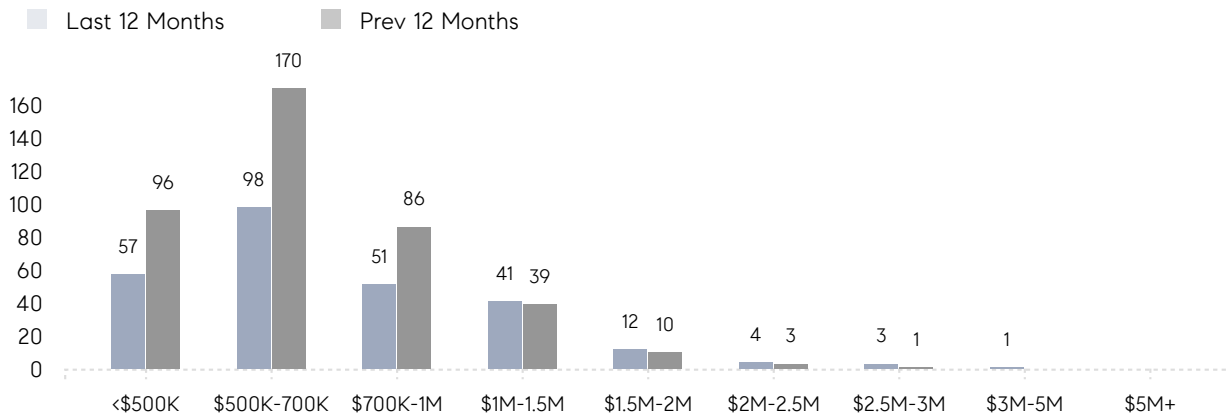
Monthly Inventory



Contracts By Price Range



Listings By Price Range





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