



HALSTEAD

REAL ESTATE

Connecticut | New York City | Hamptons | New Jersey | Hudson Valley

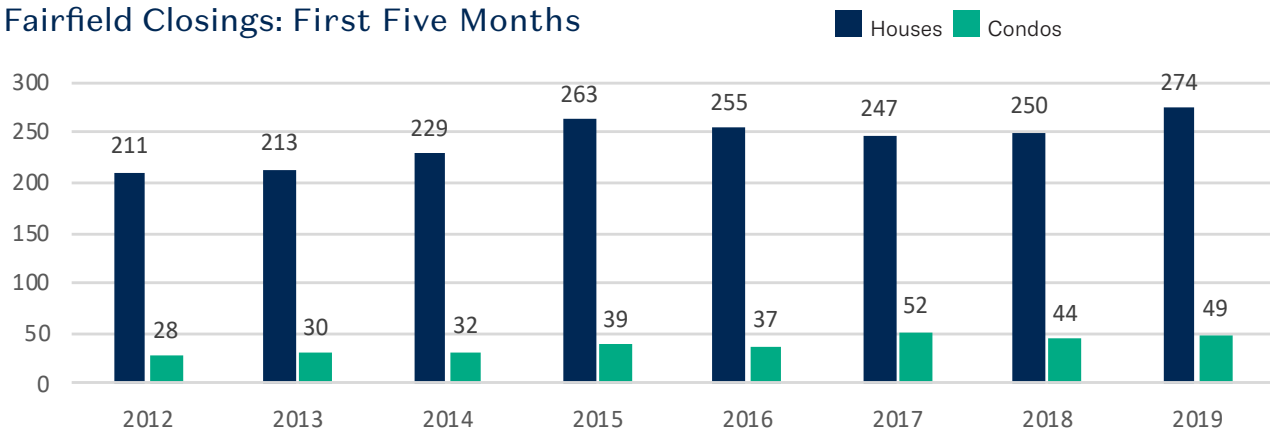
Fairfield Market Report

Year To Date Through May 31, 2019

379 POST ROAD EAST, WESTPORT, CT 06880 | (203) 221-0666
HALSTEAD CONNECTICUT, LLC

	2019	2018	% CHANGE
Houses: Closings in May	76	59	+28.8%
Houses: Closings First Five Months	274	250	+9.6%
Houses: Average Closing Price First Five Months	\$711,310	\$746,740	-4.7%
Houses: Active Inventory on May 31st	584	586	-0.3%
Condos: Closings First Five Months	49	44	+11.4%
Condos: Average Closing Price First Five Months	\$387,610	\$453,330	-14.5%
Condos: Active Inventory on May 31st	62	63	-1.6%
House & Condo \$ Volume of Closings First Five Months	\$213,891,782	\$206,631,609	+3.5%

Fairfield Closings: First Five Months





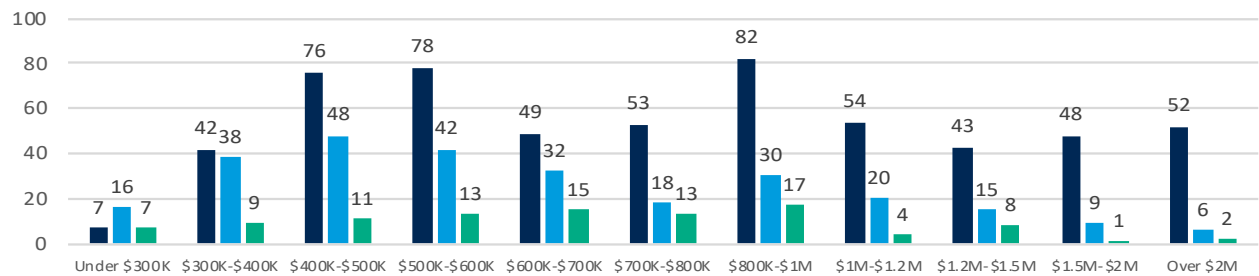
Number of Houses Closed: First Five Months

	2019	2018	%
Under \$300K	16	15	+6.7%
\$300K-\$400K	38	45	-15.6%
\$400K-\$500K	48	42	+14.3%
\$500K-\$600K	42	31	+35.5%
\$600K-\$700K	32	23	+39.1%
\$700K-\$800K	18	22	-18.2%
\$800K-\$1M	30	21	+42.9%
\$1M-\$1.2M	20	17	+17.6%
\$1.2M-\$1.5M	15	17	-11.8%
\$1.5M-\$2M	9	5	+80%
Over \$2M	6	12	-50%

Houses Active/Closed/Pending 2019

Active/Pending as of May 31st; Closed: First Five Months

Active Closed Pending



Town Comparison: Sold Houses - First Five Months

Town	# of Closed Houses		% change	Average Closing Price		% change
	2019	2018		2019	2018	
Darien	85	89	-4.5%	\$1,456,059	\$1,631,327	-10.7%
Easton	43	47	-8.5%	\$614,676	\$572,930	+7.3%
Fairfield	274	250	+9.6%	\$711,310	\$746,740	-4.7%
All of Greenwich	163	207	-21.3%	\$2,379,969	\$2,522,274	-5.6%
New Canaan	79	64	+23.4%	\$1,362,130	\$1,688,677	-19.3%
Norwalk	207	220	-5.9%	\$576,058	\$569,230	+1.2%
Redding	43	40	+7.5%	\$542,526	\$569,634	-4.8%
Ridgefield	105	103	+1.9%	\$709,801	\$673,835	+5.3%
Rowayton*	24	22	+9.1%	\$1,108,604	\$1,048,662	+5.7%
Stamford	243	263	-7.6%	\$625,811	\$650,544	-3.8%
Weston	49	53	-7.5%	\$745,188	\$757,003	-1.6%
Westport	119	159	-25.2%	\$1,342,162	\$1,518,307	-11.6%
Wilton	77	69	+11.6%	\$775,494	\$929,265	-16.5%

*Rowayton closed data also included in Norwalk.