



HALSTEAD

REAL ESTATE

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

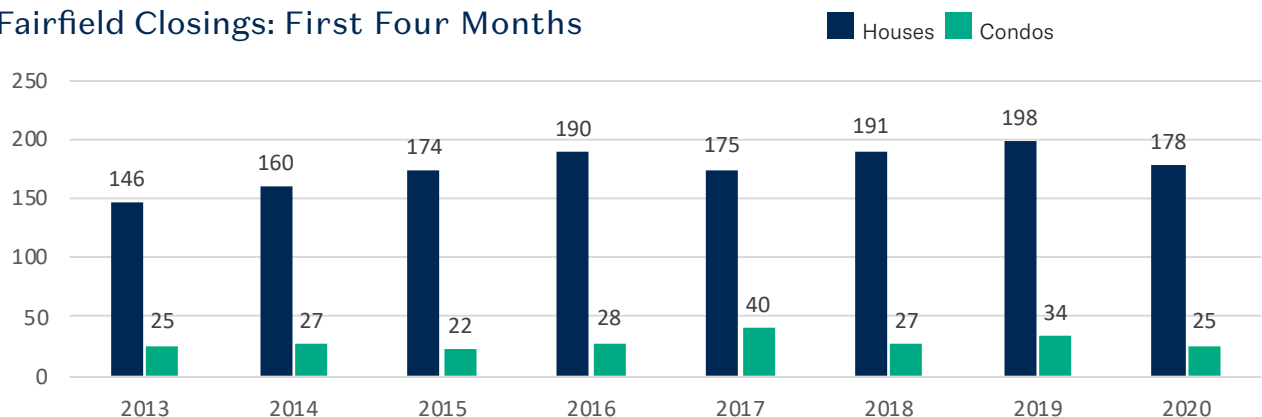
Fairfield Market Report

Year To Date Through April 30, 2020

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

	2020	2019	% CHANGE
Houses: Closings in April	53	53	0%
Houses: Closings First Four Months	178	198	-10.1%
Houses: Average Closing Price First Four Months	\$779,287	\$722,978	+7.8%
Houses: Pending on April 30th	84	90	-6.7%
Houses: Active Inventory on April 30th	387	561	-31%
Condos: Closings First Four Months	25	34	-26.5%
Condos: Average Closing Price First Four Months	\$411,004	\$391,424	+5%
Condos: Active Inventory on April 30th	35	64	-45.3%
House & Condo \$ Volume of Closings First Four Months	\$148,988,271	\$156,458,032	-4.8%

Fairfield Closings: First Four Months





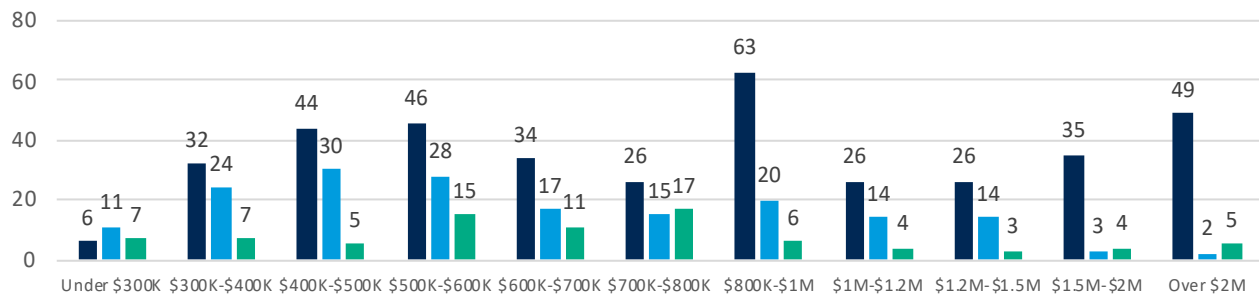
Number of Houses Closed: First Four Months

	2020	2019	%
Under \$300K	11	11	0%
\$300K-\$400K	24	28	-14.3%
\$400K-\$500K	30	35	-14.3%
\$500K-\$600K	28	30	-6.7%
\$600K-\$700K	17	22	-22.7%
\$700K-\$800K	15	15	0%
\$800K-\$1M	20	18	+11.1%
\$1M-\$1.2M	14	15	-6.7%
\$1.2M-\$1.5M	14	11	+27.3%
\$1.5M-\$2M	3	9	-66.7%
Over \$2M	2	4	-50%

Houses Active/Closed/Pending 2020

Active/Pending as of April 30th; Closed: First Four Months

Active Closed Pending



Town Comparison: Sold Houses: First Four Months

Town	# of Closed Houses		% change	Average Closing Price		% change
	2020	2019		2020	2019	
Darien	81	65	+24.6%	\$1,395,587	\$1,506,419	-7.4%
Easton	35	34	+2.9%	\$535,763	\$577,608	-7.2%
Fairfield	178	198	-10.1%	\$779,287	\$722,978	+7.8%
All of Greenwich	135	109	+23.9%	\$2,061,319	\$2,524,943	-18.4%
New Canaan	67	57	+17.5%	\$1,564,549	\$1,357,733	+15.2%
Norwalk	191	142	+34.5%	\$562,593	\$558,666	+0.7%
Redding	38	29	+31%	\$532,803	\$494,628	+7.7%
Ridgefield	91	76	+19.7%	\$702,507	\$723,866	-3%
Rowayton*	20	16	+25%	\$1,024,455	\$1,108,906	-7.6%
Stamford	191	170	+12.4%	\$612,941	\$586,374	+4.5%
Weston	39	37	+5.4%	\$750,801	\$701,958	+7%
Westport	116	82	+41.5%	\$1,314,296	\$1,323,143	-0.7%
Wilton	53	56	-5.4%	\$778,102	\$752,625	+3.4%

*Rowayton closed data also included in Norwalk.