



HALSTEAD
REAL ESTATE

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

New Canaan Market Report

Year To Date Through October 31, 2019

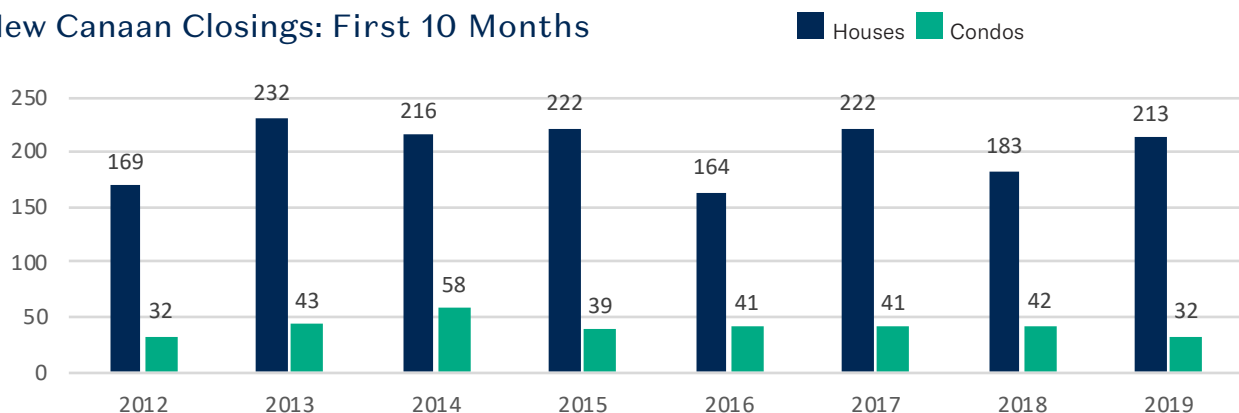
183 ELM STREET, NEW CANAAN, CT 06840 | (203) 966-7800

6 SOUTH AVENUE, NEW CANAAN, CT 06840 | (203) 966-7772

HALSTEAD CONNECTICUT, LLC

	2019	2018	% CHANGE
Houses: Closings in October	16	15	+6.7%
Houses: Closings First 10 Months	213	183	+16.4%
Houses: Average Closing Price First 10 Months	\$1,405,332	\$1,644,813	-14.6%
Houses: Pending on October 31st	20	23	-13%
Houses: Active Inventory October 31st	263	334	-21.3%
Condos: Closings First 10 Months	32	42	-23.8%
Condos: Average Closing Price First 10 Months	\$715,219	\$743,923	-3.9%
Condos: Active Inventory October 31st	45	40	+12.5%
House & Condo \$ Volume of Closings First 10 Months	\$322,222,622	\$332,245,485	-3%

New Canaan Closings: First 10 Months





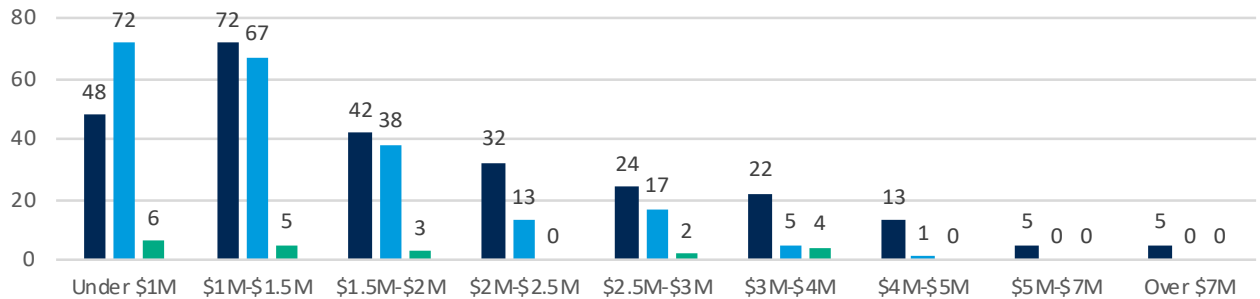
Number of Houses Closed: First 10 Months

	2019	2018	%
Under \$1M	72	48	+50%
\$1M-\$1.5M	67	52	+28.8%
\$1.5M-\$2M	38	34	+11.8%
\$2M-\$2.5M	13	28	-53.6%
\$2.5M-\$3M	17	7	+142.9%
\$3M-\$4M	5	6	-16.7%
\$4M-\$5M	1	4	-75%
\$5M-\$7M	0	4	NA
Over \$7M	0	0	NA

Houses Active/Closed/Pending 2019

Active/Pending as of October 31st; Closed: First 10 Months

Active Closed Pending



Town Comparison: Sold Houses - First 10 Months

Town	# of Closed Houses		% change	Median Closing Price		% change
	2019	2018		2019	2018	
Darien	236	217	+8.8%	\$1,230,000	\$1,368,240	-10.1%
Easton	104	110	-5.5%	\$565,750	\$566,000	0%
Fairfield	665	641	+3.7%	\$580,000	\$630,000	-7.9%
All of Greenwich	447	496	-9.9%	\$1,905,000	\$1,825,000	+4.4%
New Canaan	213	183	+16.4%	\$1,215,000	\$1,360,000	-10.7%
Norwalk	530	573	-7.5%	\$485,064	\$497,500	-2.5%
Redding	104	108	-3.7%	\$529,000	\$549,500	-3.7%
Ridgefield	279	280	-0.4%	\$635,000	\$640,630	-0.9%
Rowayton*	66	61	+8.2%	\$1,190,625	\$950,000	+25.3%
Stamford	631	601	+5%	\$575,000	\$580,000	-0.9%
Weston	138	139	-0.7%	\$685,000	\$699,000	-2%
Westport	296	355	-16.6%	\$1,147,500	\$1,242,500	-7.6%
Wilton	192	179	+7.3%	\$716,250	\$799,000	-10.4%

*Rowayton solds data also included in Norwalk.