



**HALSTEAD**  
REAL ESTATE

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

# New Canaan Market Report

Year To Date Through November 30, 2018

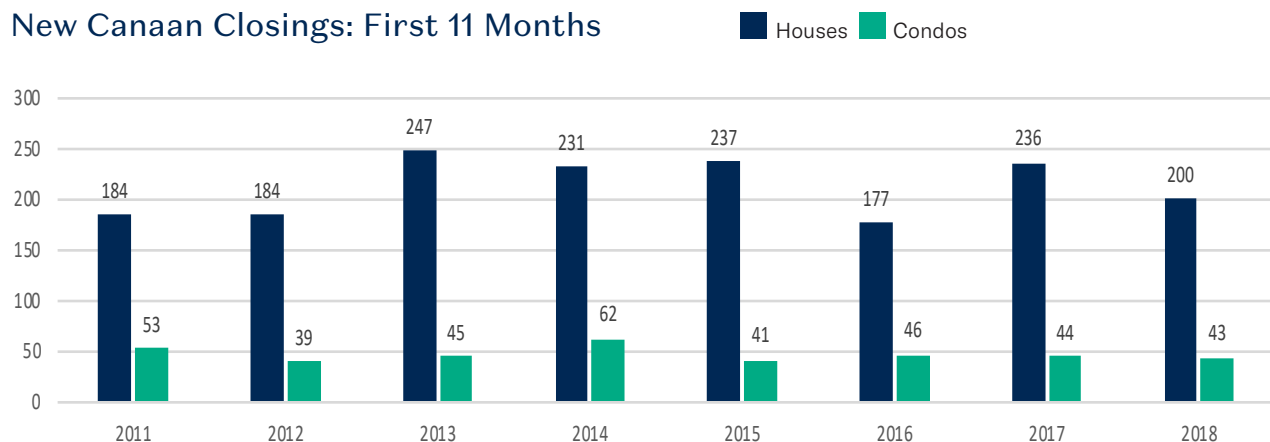
183 ELM STREET, NEW CANAAN, CT 06840 | (203) 966-7800

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

HALSTEAD CONNECTICUT, LLC

	2018	2017	% CHANGE
Houses: Closings in November	17	14	+21.4%
Houses: Closings First 11 Months	200	236	-15.3%
Houses: Median Closing Price First 11 Months	\$1,355,000	\$1,475,000	-8.1%
Houses: Average Closing Price First 11 Months	\$1,640,531	\$1,708,863	-4%
Houses: Active Inventory November 30th	279	254	+9.8%
Condos: Closings First 11 Months	43	44	-2.3%
Condos: Average Closing Price First 11 Months	\$748,425	\$684,063	+9.4%
Condos: Active Inventory on November 30th	33	52	-36.5%
House & Condo \$ Volume of Closings First 11 Months	\$360,288,535	\$433,390,503	-16.9%

## New Canaan Closings: First 11 Months





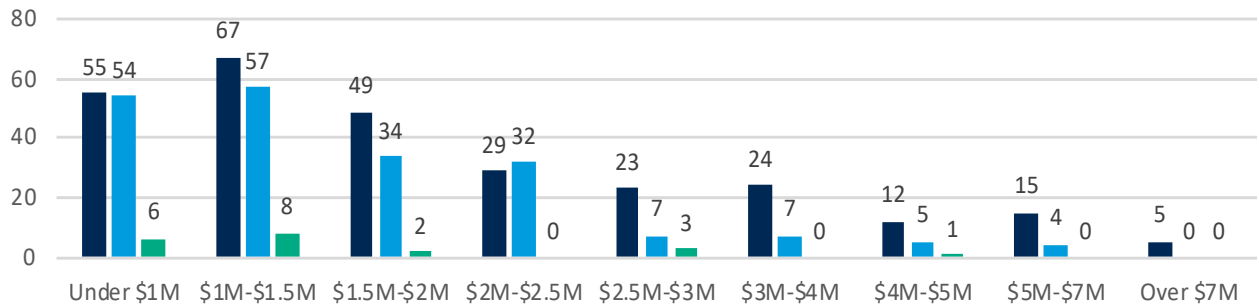
## Number of Houses Closed: First 11 Months

	2018	2017	%
Under \$1M	54	57	-5.3%
\$1M-\$1.5M	57	64	-10.9%
\$1.5M-\$2M	34	52	-34.6%
\$2M-\$2.5M	32	28	+14.3%
\$2.5M-\$3M	7	13	-46.2%
\$3M-\$4M	7	12	-41.7%
\$4M-\$5M	5	5	0%
\$5M-\$7M	4	5	-20%
Over \$7M	0	0	NA

## Houses: Active/Closed/Pending 2018

Active/Pending as of November 30th; Closed: First 11 Months

Active Closed Pending



## Town Comparison: First 11 Months (Single Family Homes)

Town	# of Closed Houses		% change	Median Closing Price		% change
	2018	2017		2018	2017	
Darien	233	284	-18%	\$1,385,000	\$1,425,000	-2.8%
Easton	113	106	+6.6%	\$570,000	\$600,000	-5%
Fairfield	691	729	-5.2%	\$630,000	\$601,250	+4.8%
All of Greenwich	540	519	+4%	\$1,800,000	\$1,767,500	+1.9%
New Canaan	200	236	-15.3%	\$1,355,000	\$1,475,000	-8.1%
Norwalk	618	613	+0.8%	\$490,000	\$470,000	+4.3%
Redding	118	126	-6.3%	\$548,250	\$490,000	+11.9%
Ridgefield	303	345	-12.2%	\$641,260	\$640,000	+0.2%
Rowayton*	64	84	-23.8%	\$962,500	\$1,330,375	-27.7%
Stamford	660	677	-2.5%	\$581,500	\$576,000	+1%
Weston	152	149	+2%	\$701,605	\$770,000	-8.9%
Westport	385	397	-3%	\$1,242,500	\$1,325,000	-6.2%
Wilton	190	212	-10.4%	\$797,000	\$749,500	+6.3%

\*Rowayton solds data also included in Norwalk.