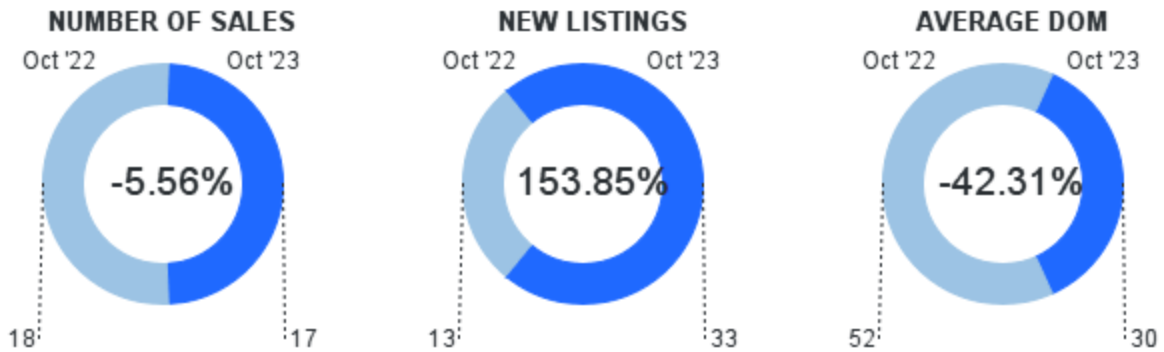


WILTON | October 2023

REAL ESTATE SNAPSHOT - Change since this time last year

Single Family Homes



27.37%

MEDIAN SALES PRICE
SINGLE FAMILY HOMES

42.75%

AVERAGE SALES PRICE
SINGLE FAMILY HOMES

28.23%

MEDIAN LIST PRICE
(SOLD LISTINGS)
SINGLE FAMILY HOMES

39.77%

AVERAGE LIST PRICE
(SOLD LISTINGS)
SINGLE FAMILY HOMES

Oct '22 Oct '23

AREA REPORT

WILTON

FULL MARKET SUMMARY

October 2023 | Single Family Homes ?

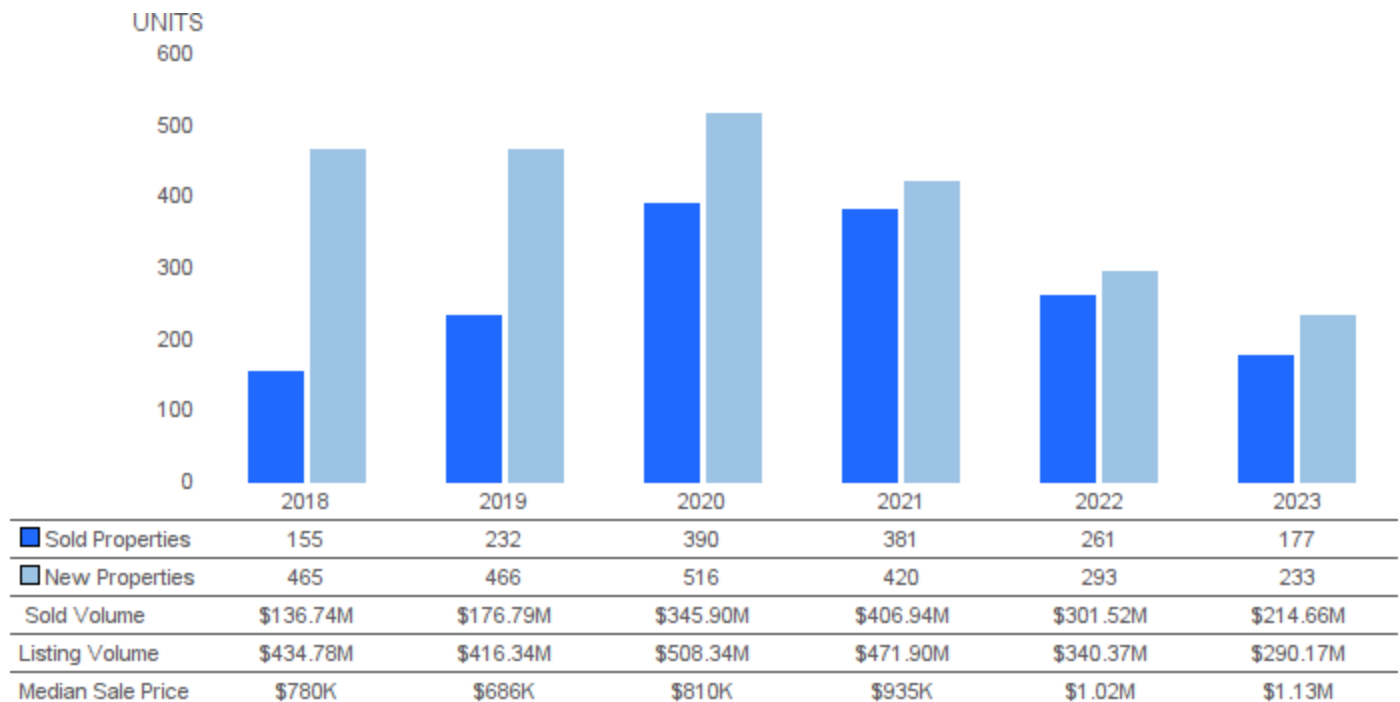
	Month to Date			Year to Date		
	October 2023	October 2022	% Change	YTD 2023	YTD 2022	% Change
New Listings	33	13	153.85% ↑	233	278	-16.19% ↓
Sold Listings	17	18	-5.56% ↓	177	229	-22.71% ↓
Median List Price (Solds)	\$1,249,000	\$974,000	28.23% ↑	\$999,000	\$974,900	2.47% ↑
Median Sold Price	\$1,245,000	\$977,500	27.37% ↑	\$1,125,000	\$1,045,000	7.66% ↑
Median Days on Market	25	49	-48.98% ↓	27	33	-18.18% ↓
Average List Price (Solds)	\$1,361,823	\$974,305	39.77% ↑	\$1,148,844	\$1,103,027	4.15% ↑
Average Sold Price	\$1,408,117	\$986,441	42.75% ↑	\$1,212,796	\$1,162,623	4.32% ↑
Average Days on Market	30	52	-42.31% ↓	41	47	-12.77% ↓
List/Sold Price Ratio	106.4%	102.2%	4.09% ↑	105.8%	106.4%	-0.54% ↓

SOLD AND NEW PROPERTIES (UNITS)

October 2023 | Single Family Homes ?

Sold Properties | Number of properties sold during the year

New Properties | Number of properties listed during the year.

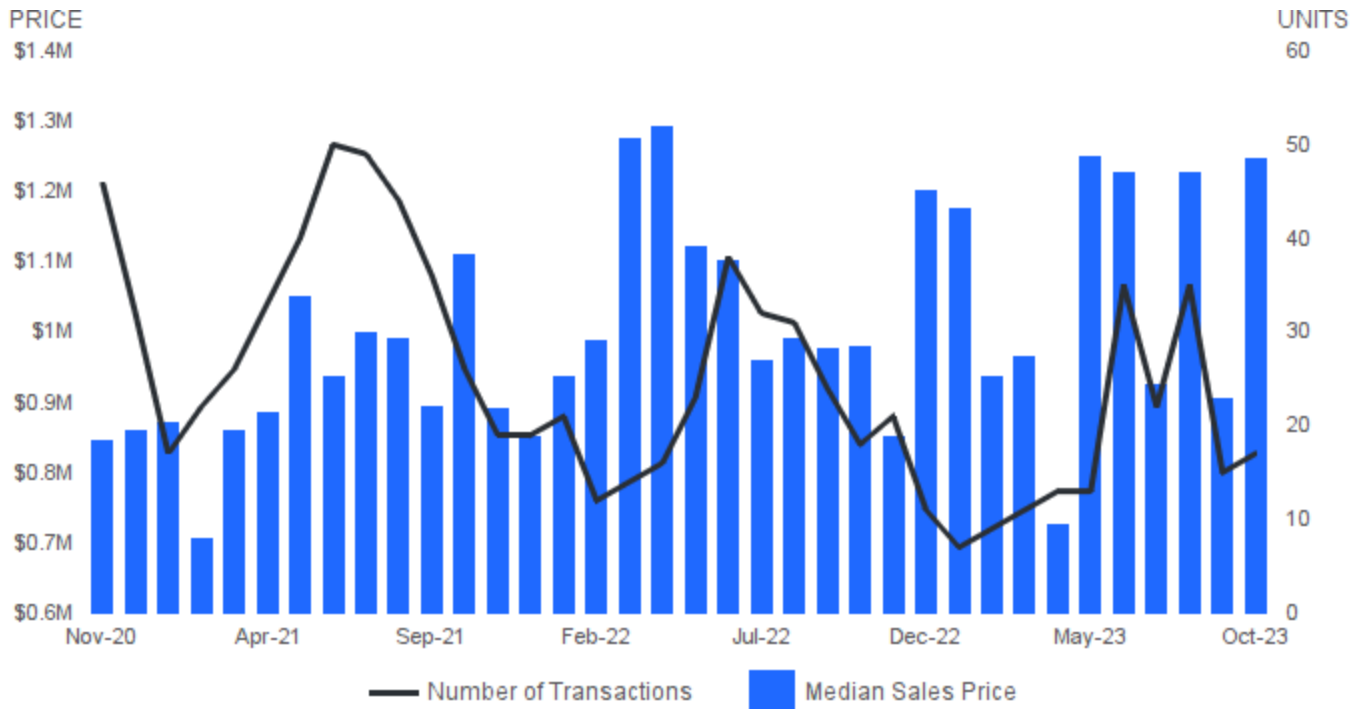


MEDIAN SALES PRICE AND NUMBER OF SALES

October 2023 | Single Family Homes ?

Median Sales Price | Price of the "middle" property sold -an equal number of sales were above and below this price.

Number of Sales | Number of properties sold.

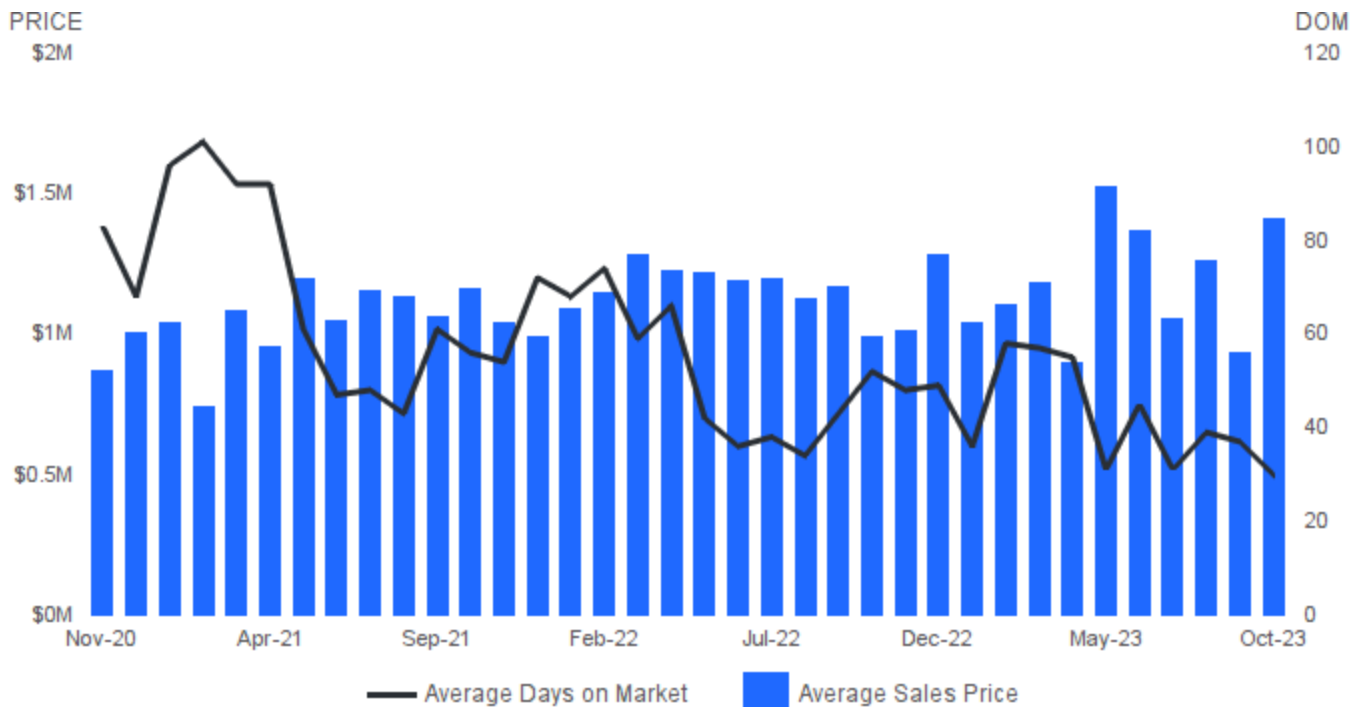


AVERAGE SALES PRICE AND AVERAGE DAYS ON MARKET

October 2023 | Single Family Homes ?

Average Sales Price | Average sales price for all properties sold.

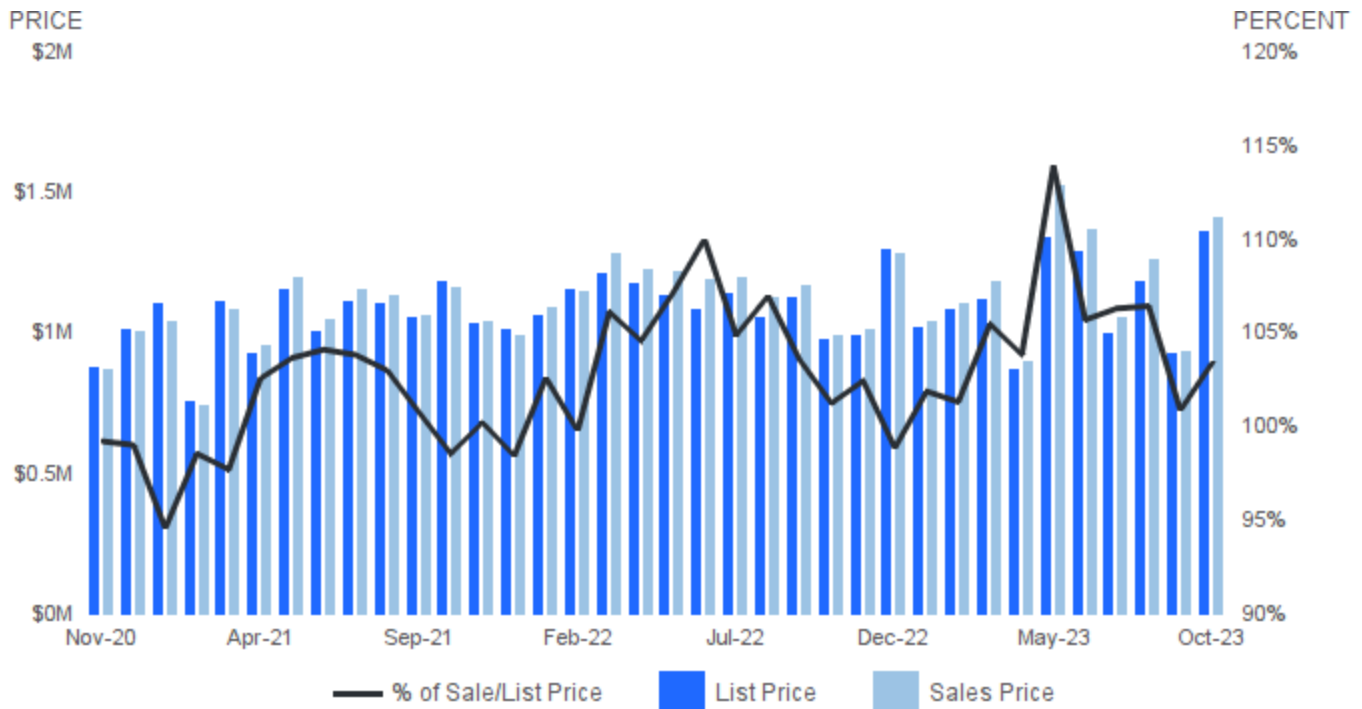
Average Days on Market | Average days on market for all properties sold.



SALES PRICE AS A PERCENTAGE OF ORIGINAL PRICE

October 2023 | Single Family Homes ?

Sale Price as a Percentage of Original Price | Average sale price of property as percentage of final list price.

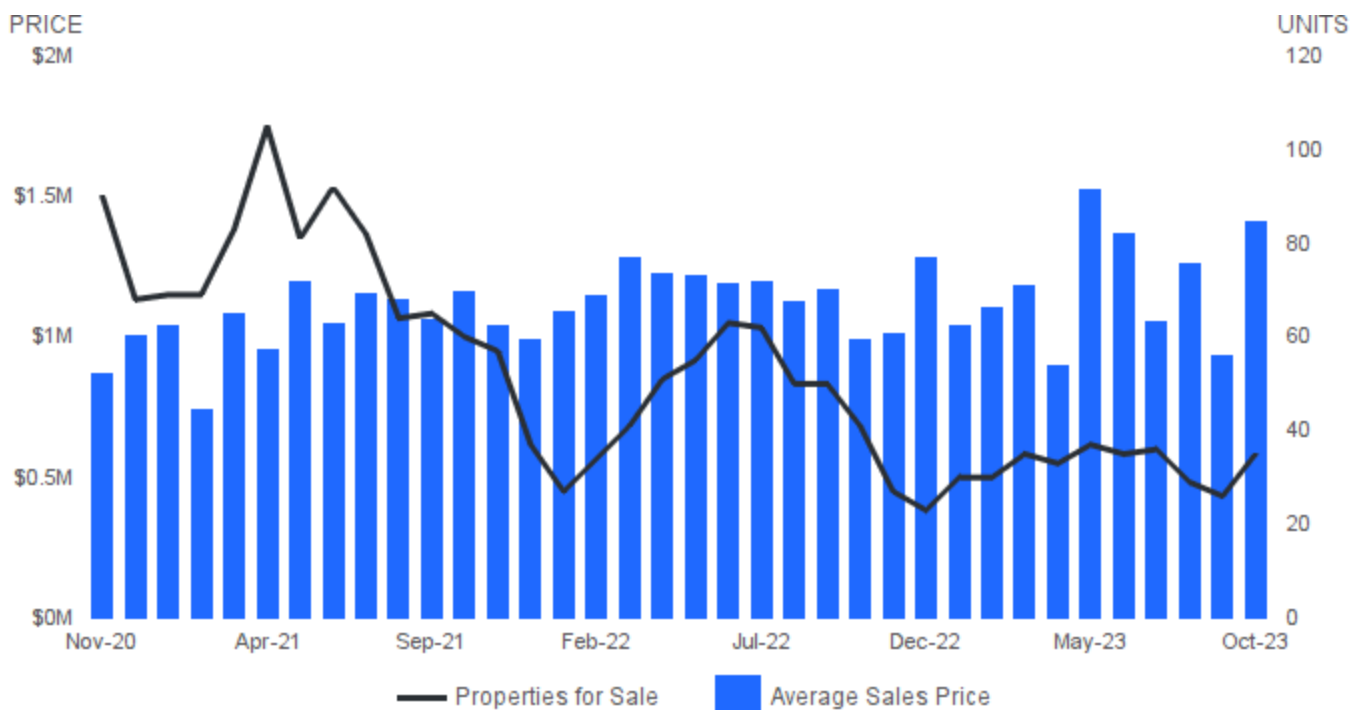


AVERAGE SALES PRICE AND NUMBER OF PROPERTIES FOR SALE

October 2023 | Single Family Homes ?

Average Sales Price | Average sales price for all properties sold.

Properties for Sale | Number of properties listed for sale at the end of month.

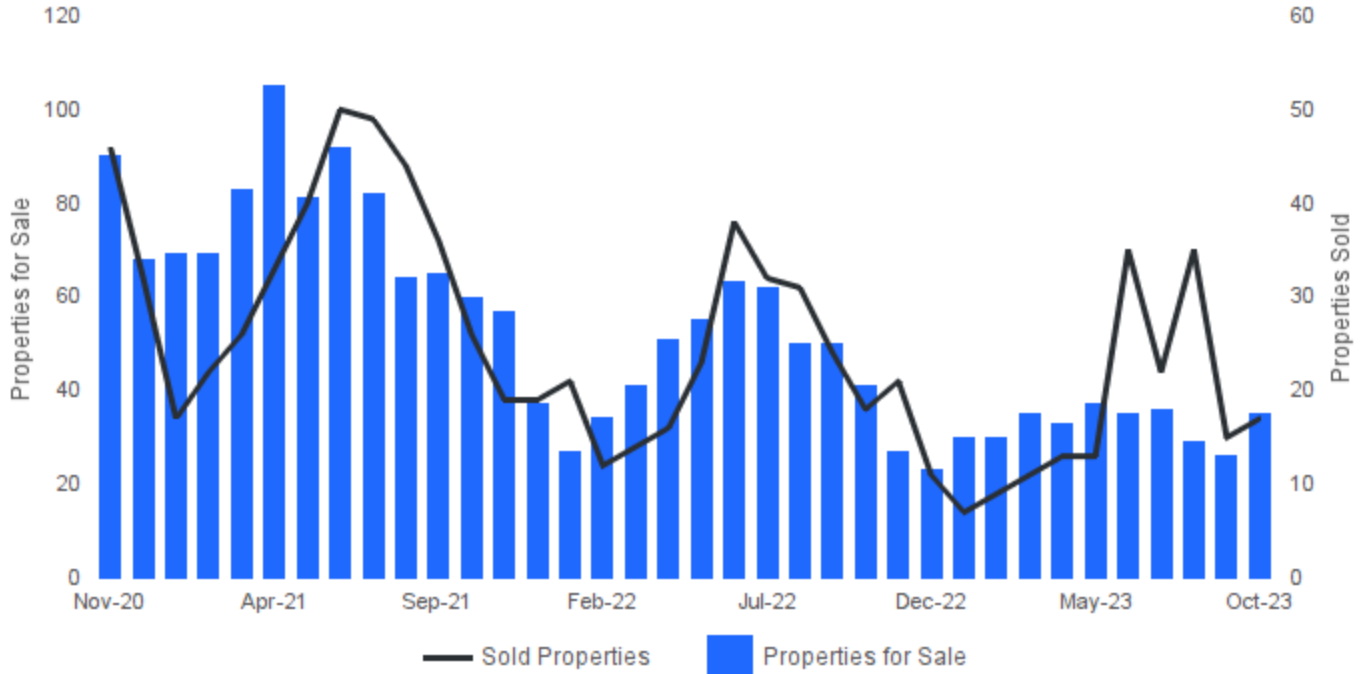


PROPERTIES FOR SALE AND SOLD PROPERTIES

October 2023 | Single Family Homes ?

Properties for Sale | Number of properties listed for sale at the end of month.

Sold Properties | Number of properties sold.



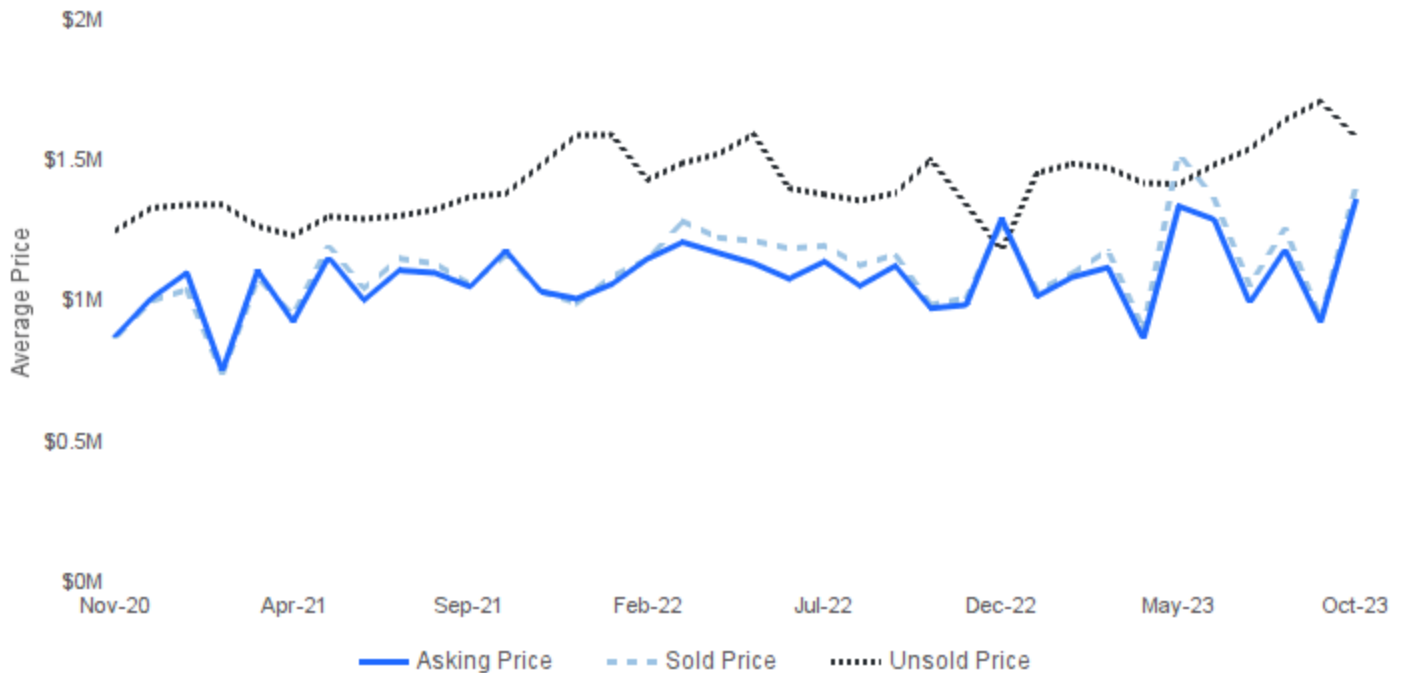
AVERAGE ASKING/SOLD/UNSOLD PRICE

October 2023 | Single Family Homes ?

Asking Price | the average asking price of sold properties

Sold Price | the average selling price

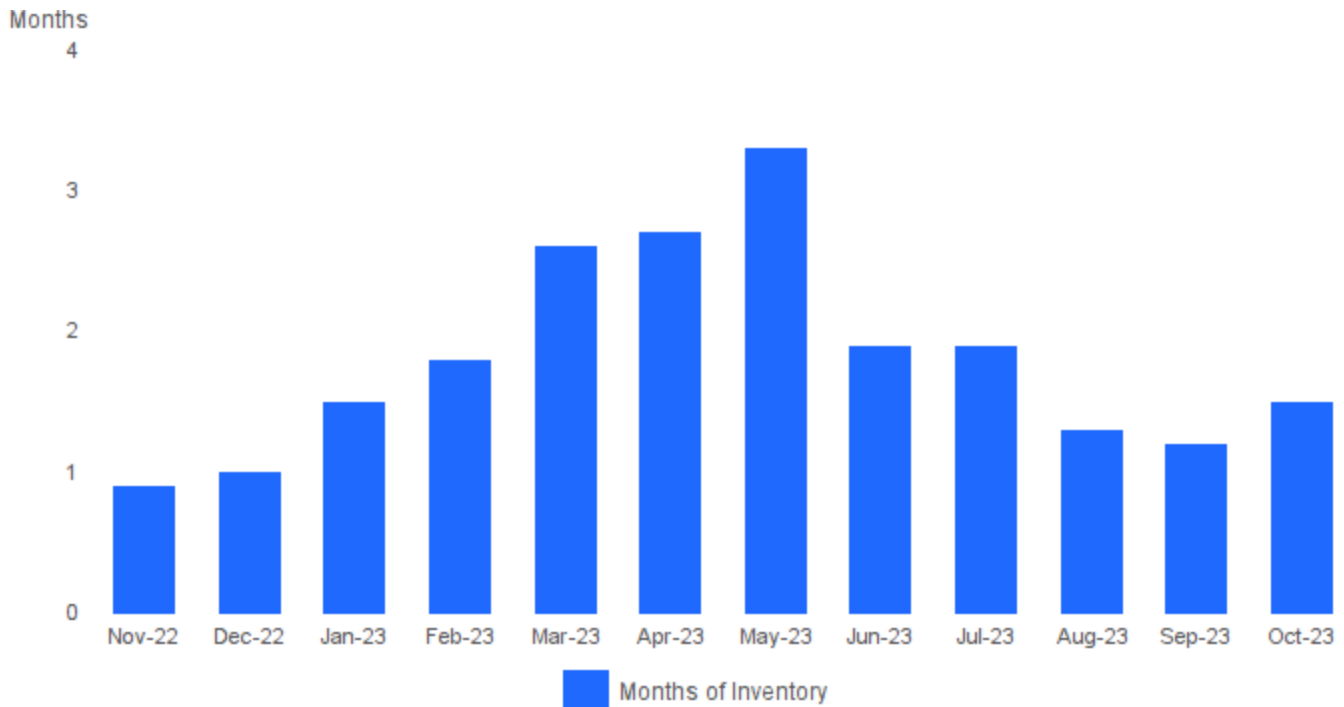
Unsold Price | the average active list price



ABSORPTION RATE

October 2023 | Single Family Homes ?

Absorption Rate | Looks at the past year's monthly supply of inventory. In a normal market there should be a 6 month supply. The higher the rate above 6 the more aggressive a seller has to be with the competition; price and having a picture perfect property.



MONTHS SUPPLY OF INVENTORY

October 2023 | Single Family Homes ?

Months Supply of Inventory | Properties for sale divided by number of properties sold.

Units Listed | Number of properties listed for sale at the end of month.

Units Sold | Number of properties sold.

