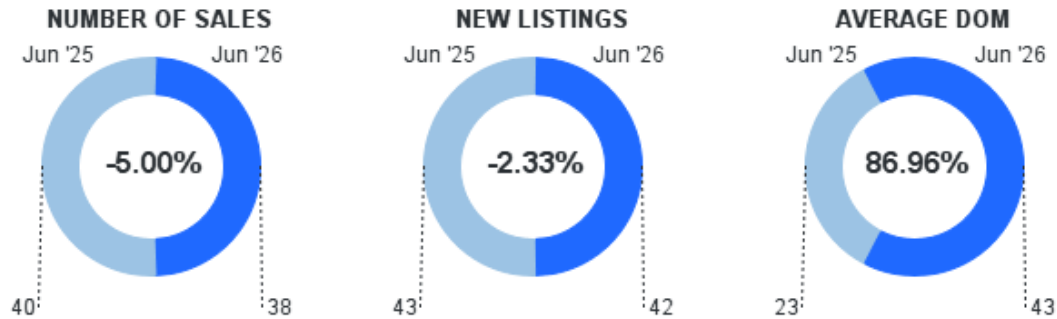


WESTPORT | June 2026

REAL ESTATE SNAPSHOT - Change since this time last year

Single Family Homes



16.61% 

MEDIAN SALES PRICE
SINGLE FAMILY HOMES

22.47% 

AVERAGE SALES PRICE
SINGLE FAMILY HOMES

4.63% 

MEDIAN LIST PRICE
(SOLD LISTINGS)
SINGLE FAMILY HOMES

24.52% 

AVERAGE LIST PRICE
(SOLD LISTINGS)
SINGLE FAMILY HOMES

 Jun '25  Jun '26

AREA REPORT

WESTPORT

FULL MARKET SUMMARY

June 2026 | Single Family Homes ?

	Month to Date			Year to Date		
	June 2026	June 2025	% Change	YTD 2026	YTD 2025	% Change
New Listings	42	43	-2.33% ↓	254	285	-10.88% ↓
Sold Listings	38	40	-5% ↓	135	129	4.65% ↑
Median List Price (Solds)	\$1,987,500	\$1,899,499	4.63% ↑	\$2,199,000	\$2,095,000	4.96% ↑
Median Sold Price	\$2,346,500	\$2,012,211	16.61% ↑	\$2,310,000	\$2,200,000	5% ↑
Median Days on Market	24	10	140% ↑	27	13	107.69% ↑
Average List Price (Solds)	\$2,844,231	\$2,284,069	24.52% ↑	\$2,928,596	\$2,508,776	16.73% ↑
Average Sold Price	\$2,896,899	\$2,365,360	22.47% ↑	\$2,917,764	\$2,550,218	14.41% ↑
Average Days on Market	43	23	86.96% ↑	47	35	34.29% ↑
List/Sold Price Ratio	104.6%	105.1%	-0.45% ↓	103.3%	103.2%	0.1% ↑

SOLD AND NEW PROPERTIES (UNITS)

June 2026 | Single Family Homes ?

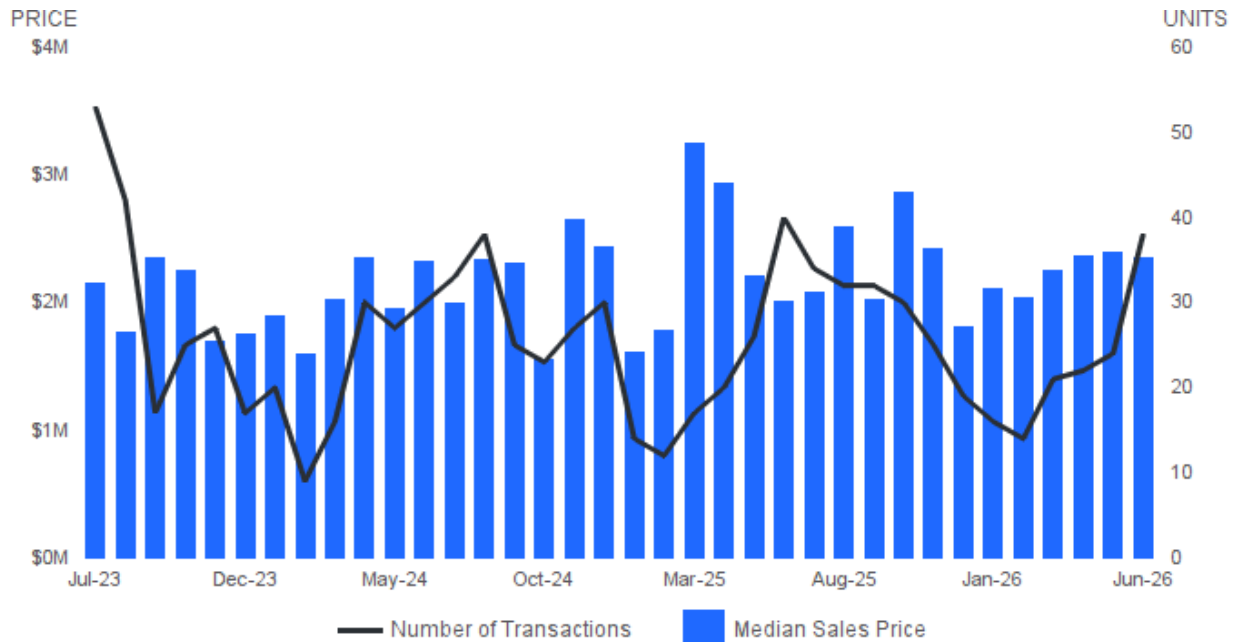
Sold Properties | Number of properties sold during the year
New Properties | Number of properties listed during the year.



MEDIAN SALES PRICE AND NUMBER OF SALES

June 2026 | 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

June 2026 | Single Family Homes ?

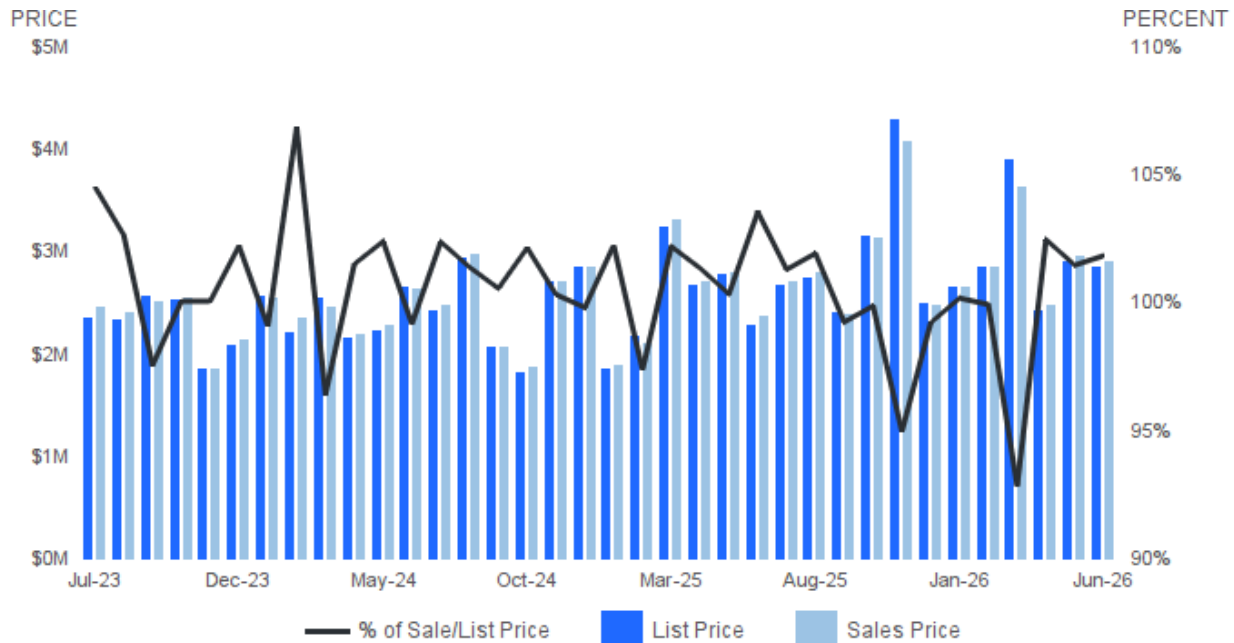
Average Sales Price | Average sales price for all properties sold.
Average Days on Market | Average days on market for all properties sold.



SALES PRICE AS A PERCENTAGE OF ORIGINAL PRICE

June 2026 | 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

June 2026 | 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.

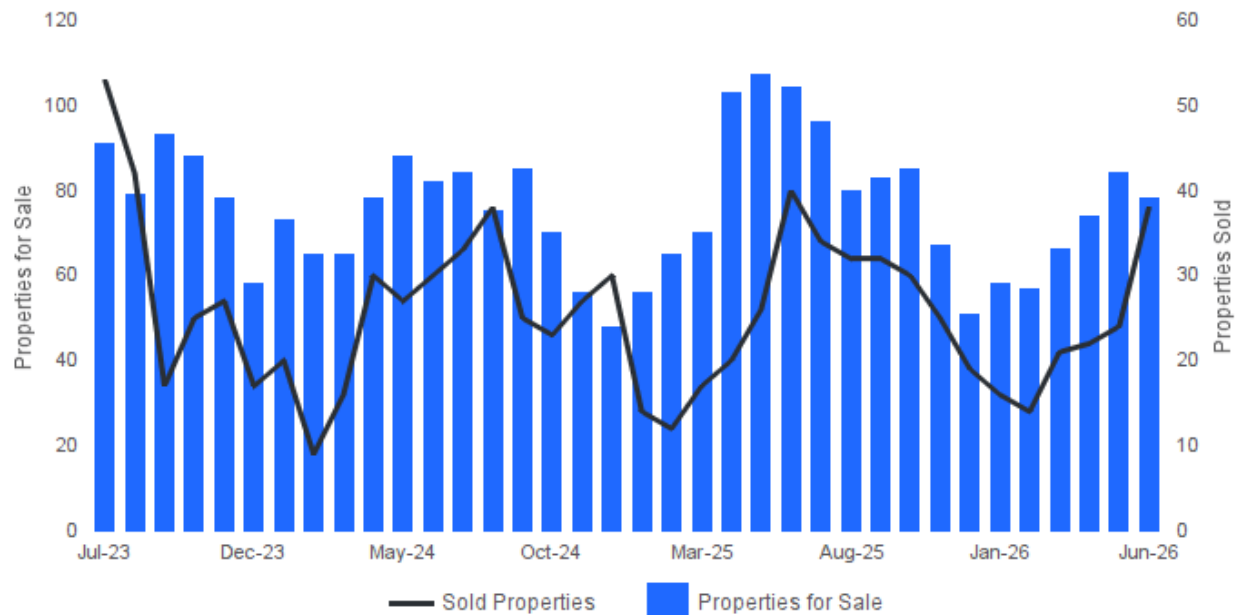


PROPERTIES FOR SALE AND SOLD PROPERTIES

June 2026 | Single Family Homes ?

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

Sold Properties | Number of properties sold.



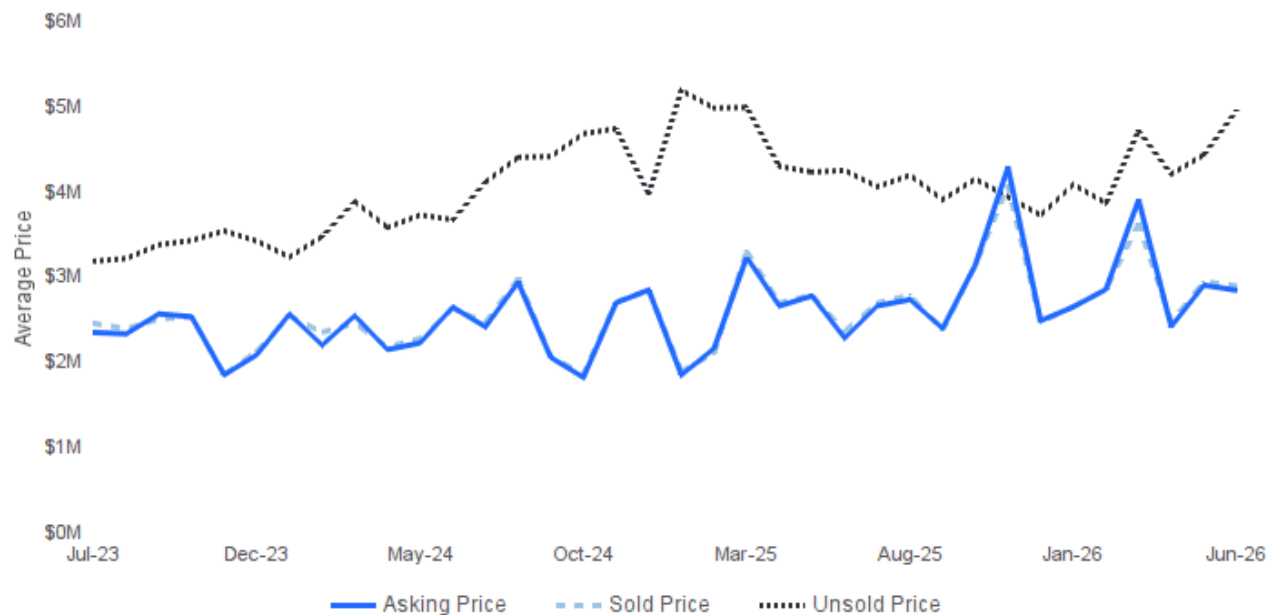
AVERAGE ASKING/SOLD/UNSOLD PRICE

June 2026 | Single Family Homes ?

Asking Price | the average asking price of sold properties

Sold Price | the average selling price

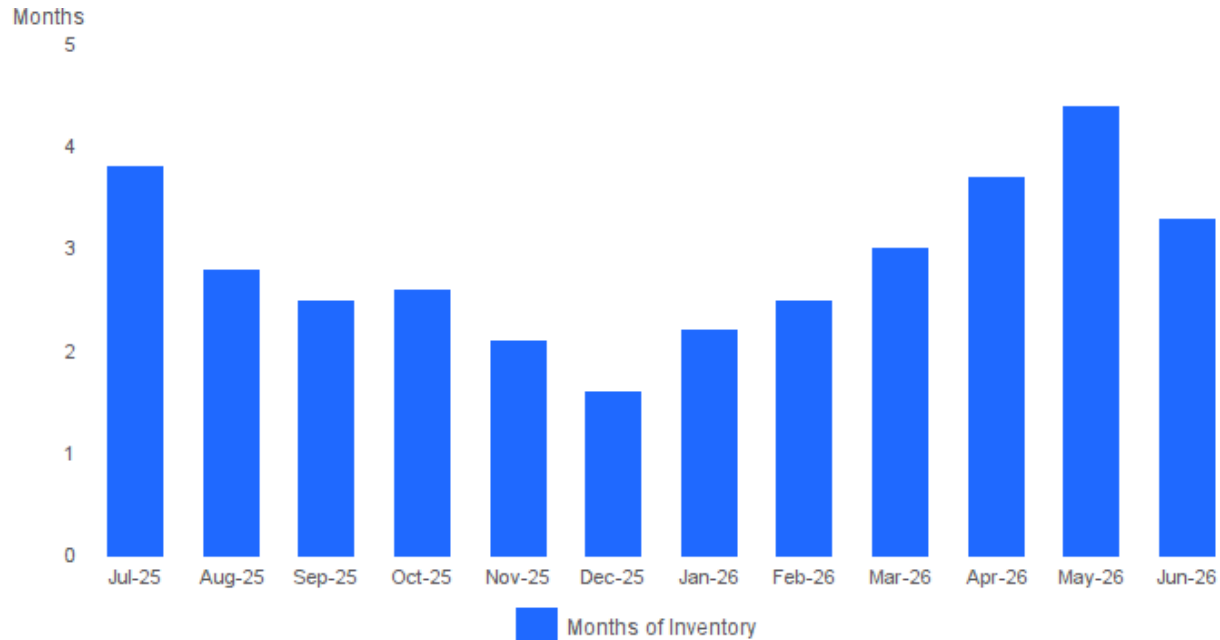
Unsold Price | the average active list price



ABSORPTION RATE

June 2026 | 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

June 2026 | 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.

