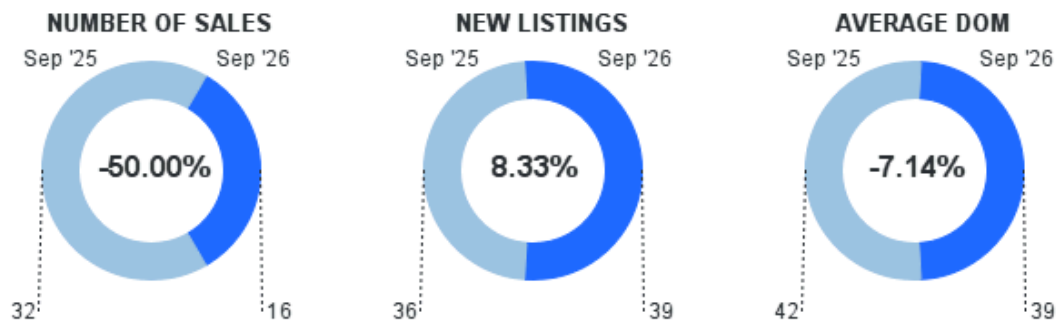


WESTPORT | September 2026

REAL ESTATE SNAPSHOT - Change since this time last year

Single Family Homes



-14.40% ⬇

MEDIAN SALES PRICE
SINGLE FAMILY HOMES

-14.27% ⬇

AVERAGE SALES PRICE
SINGLE FAMILY HOMES

-21.77% ⬇

**MEDIAN LIST PRICE
(SOLD LISTINGS)**
SINGLE FAMILY HOMES

-14.55% ⬇

**AVERAGE LIST PRICE
(SOLD LISTINGS)**
SINGLE FAMILY HOMES

■ Sep '25 ■ Sep '26

AREA REPORT

WESTPORT

FULL MARKET SUMMARY

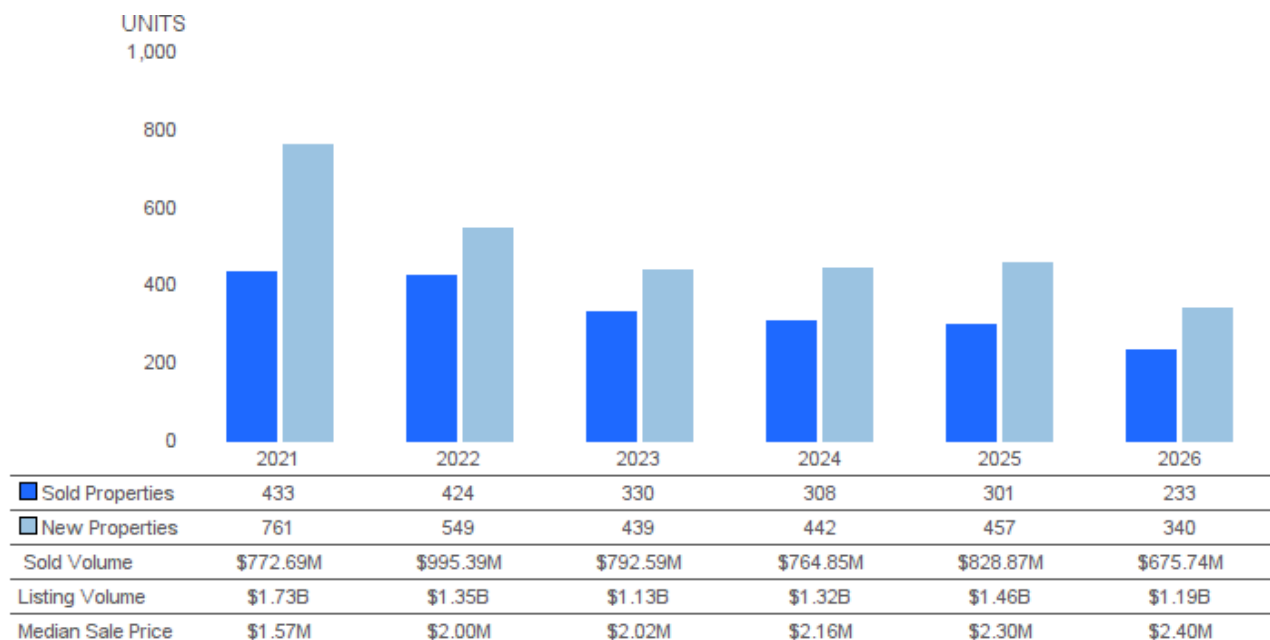
September 2026 | Single Family Homes ?

	Month to Date			Year to Date		
	September 2026	September 2025	% Change	YTD 2026	YTD 2025	% Change
New Listings	39	36	8.33% ↑	340	379	-10.29% ↓
Sold Listings	16	32	-50% ↓	233	227	2.64% ↑
Median List Price (Solds)	\$1,662,000	\$2,124,500	-21.77% ↓	\$2,345,000	\$2,200,000	6.59% ↑
Median Sold Price	\$1,724,938	\$2,015,000	-14.4% ↓	\$2,400,000	\$2,225,000	7.87% ↑
Median Days on Market	20	30	-33.33% ↓	22	17	29.41% ↑
Average List Price (Solds)	\$2,048,742	\$2,397,500	-14.55% ↓	\$2,876,220	\$2,548,036	12.88% ↑
Average Sold Price	\$2,039,836	\$2,379,482	-14.27% ↓	\$2,900,170	\$2,581,728	12.33% ↑
Average Days on Market	39	42	-7.14% ↓	41	36	13.89% ↑
List/Sold Price Ratio	101.4%	100.2%	1.16% ↑	103.6%	102.7%	0.82% ↑

SOLD AND NEW PROPERTIES (UNITS)

September 2026 | Single Family Homes ?

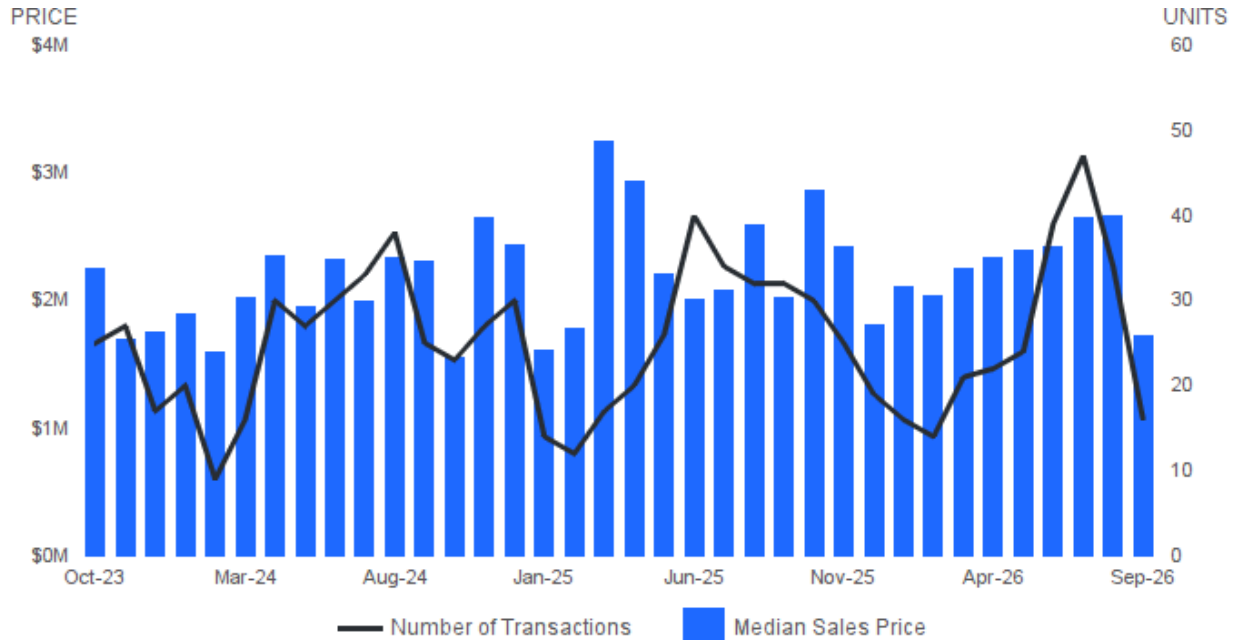
Sold Properties | Number of properties sold during the year
New Properties | Number of properties listed during the year.



MEDIAN SALES PRICE AND NUMBER OF SALES

September 2026 | Single Family Homes ?

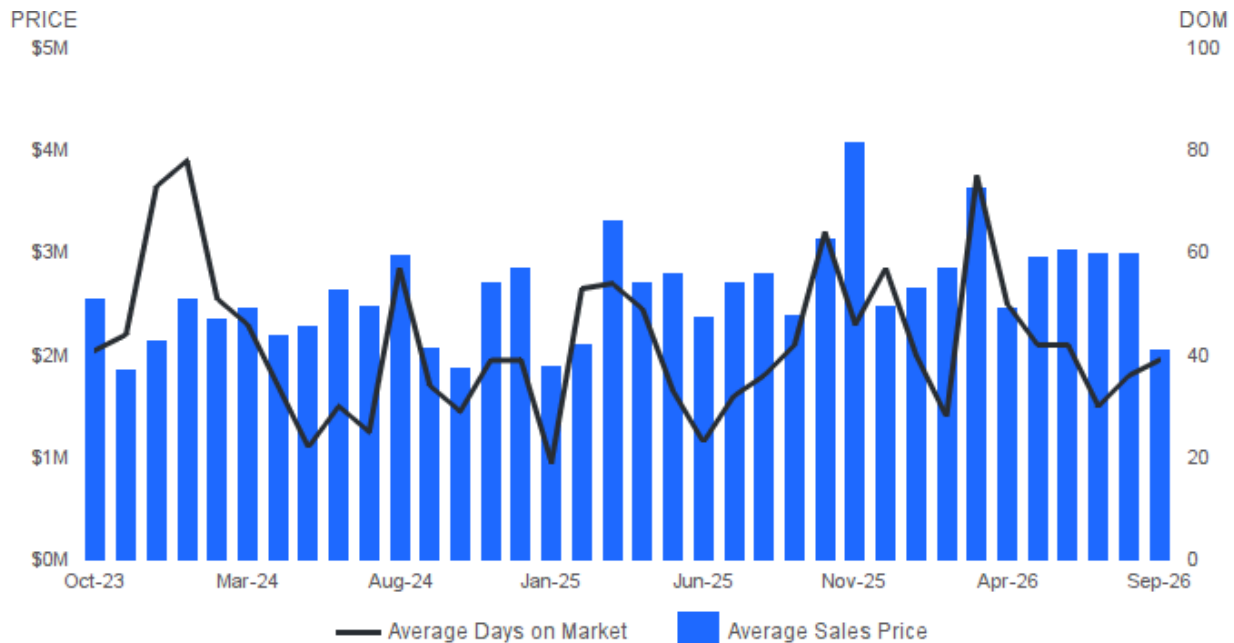
Median Sales Price | Price of the ""middle"" property sold -an equal number of sales were above and below this price.
Number of Sales | Number of properties sold.



AVERAGE SALES PRICE AND AVERAGE DAYS ON MARKET

September 2026 | Single Family Homes ?

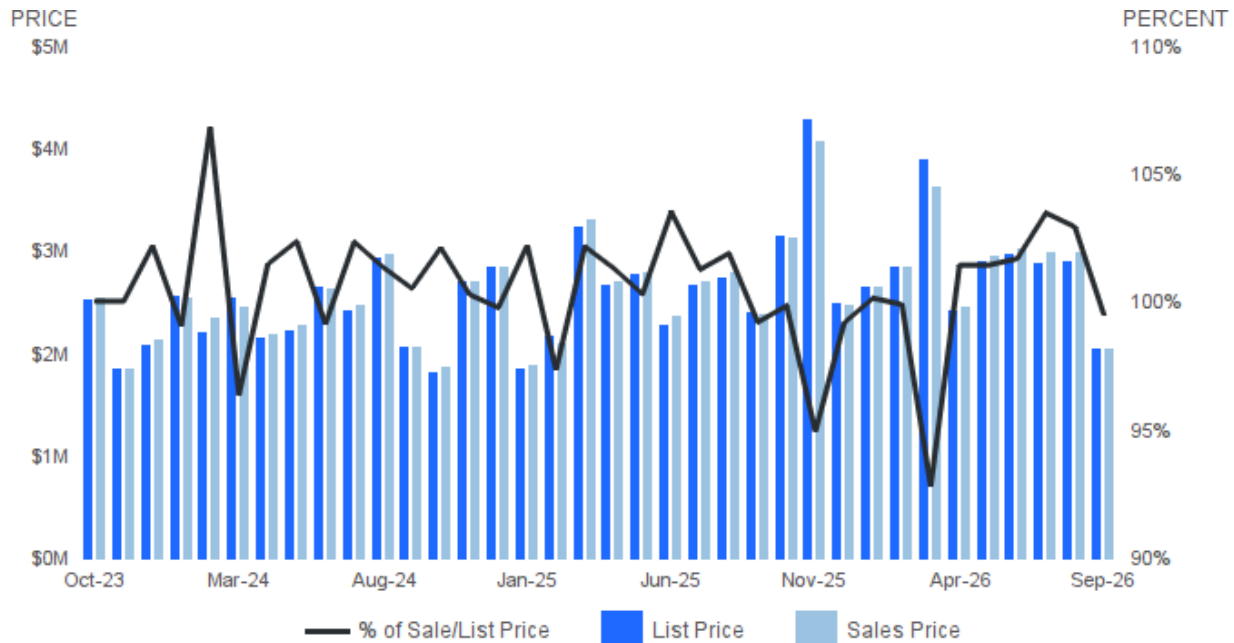
Average Sales Price | Average sales price for all properties sold.
Average Days on Market | Average days on market for all properties sold.



SALES PRICE AS A PERCENTAGE OF ORIGINAL PRICE

September 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

September 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.

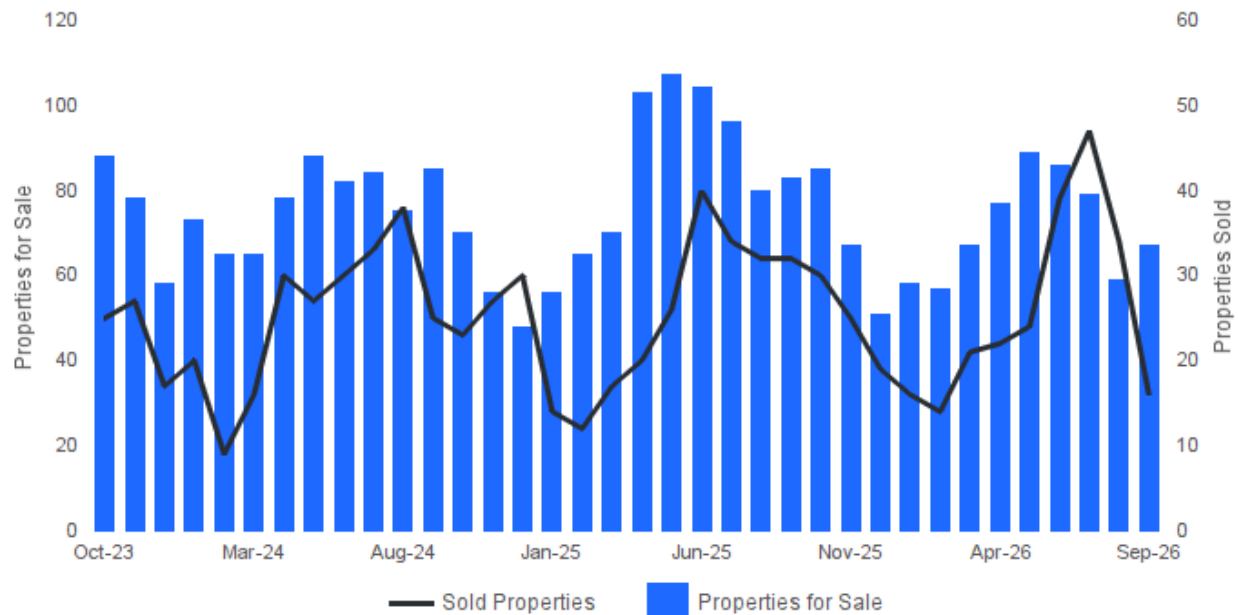


PROPERTIES FOR SALE AND SOLD PROPERTIES

September 2026 | Single Family Homes ?

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

Sold Properties | Number of properties sold.



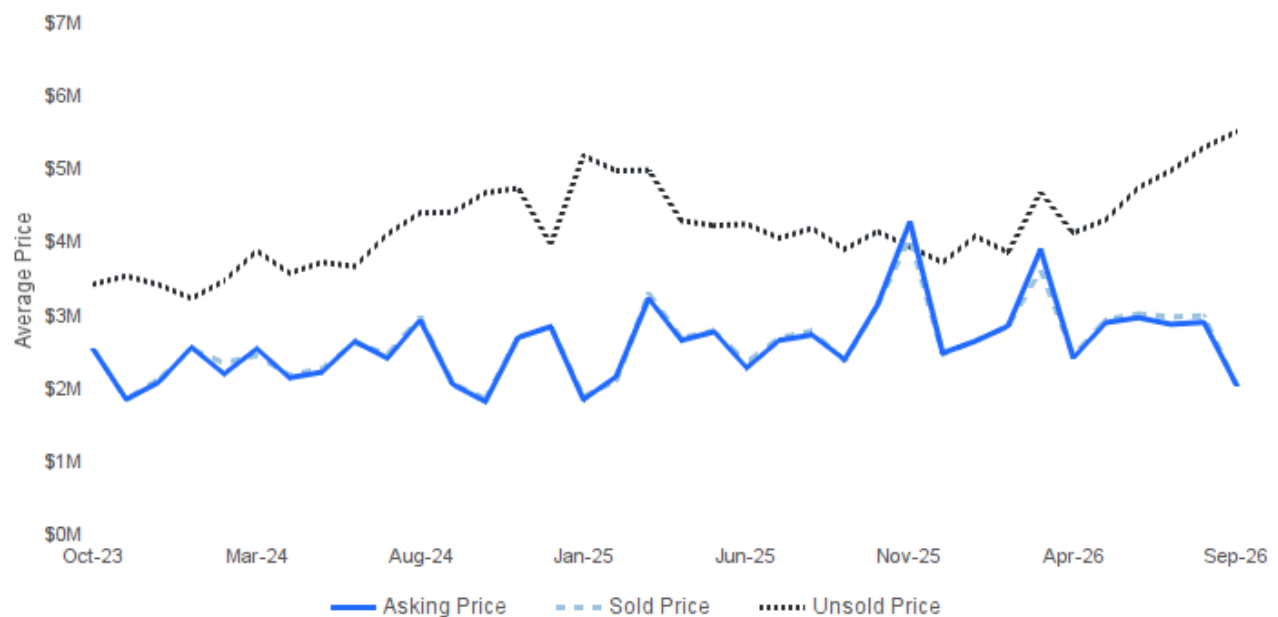
AVERAGE ASKING/SOLD/UNSOLD PRICE

September 2026 | Single Family Homes ?

Asking Price | the average asking price of sold properties

Sold Price | the average selling price

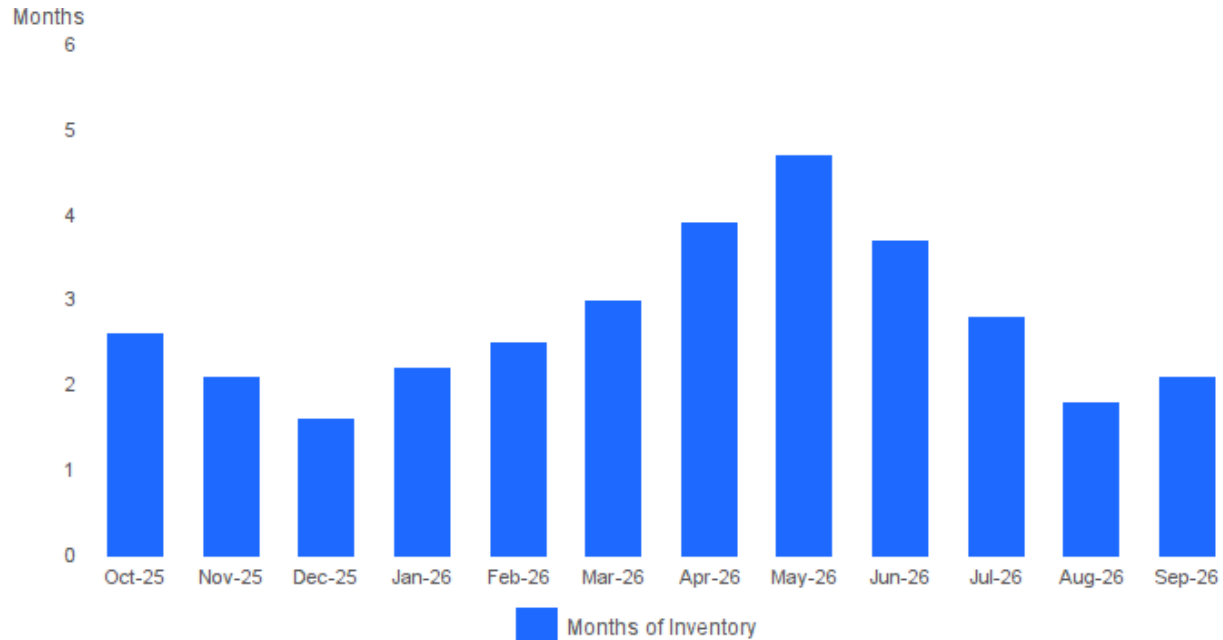
Unsold Price | the average active list price



ABSORPTION RATE

September 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

September 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.

