

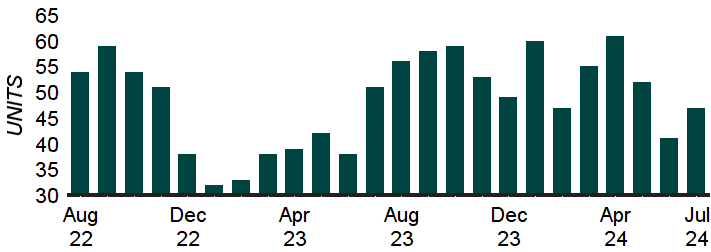
# JULY 2024 MARKET REPORT

New Haven  
Single Family For Sale

	July 2024	CHANGE FROM June 2024	CHANGE FROM July 2023
MEDIAN SALE PRICE	\$347,000	▼ -16.40%	▼ -7.60%
AVERAGE SALE PRICE	\$416,677	▼ -15.80%	▲ 5.20%
UNITS SOLD	31	▼ -24.40%	▼ -3.10%
AVERAGE DAYS ON MARKET	19	▼ -24.00%	▼ -54.80%
% OF SALES PRICE	105.88	▲ 1.80%	▲ 2.40%
UNITS FOR SALE	68	0.00%	▲ 1.50%
MONTHS OF INVENTORY	2.20	▲ 29.40%	▲ 4.80%

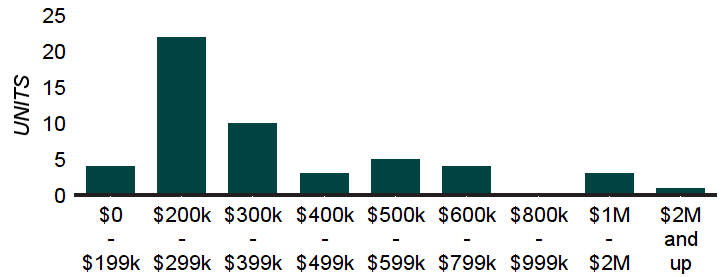
## HOMES FOR SALE

Number of homes listed for sale, end of month



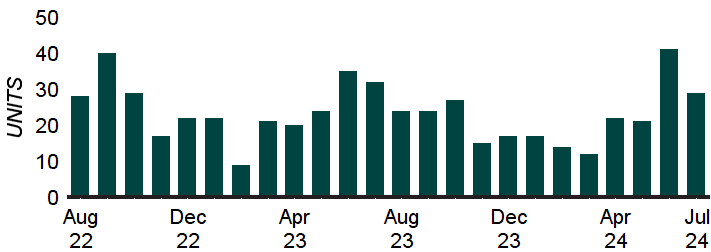
## HOMES FOR SALE BY PRICE RANGE

Number of homes listed for sale at the end of month



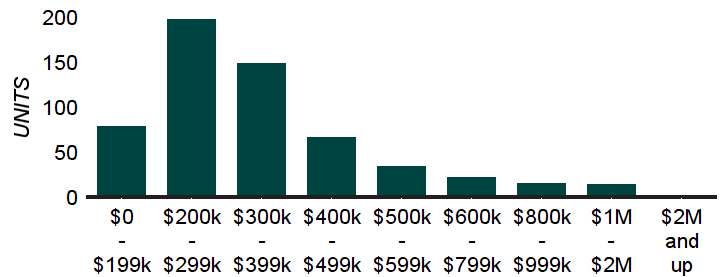
## HOMES SOLD

Number of homes sold



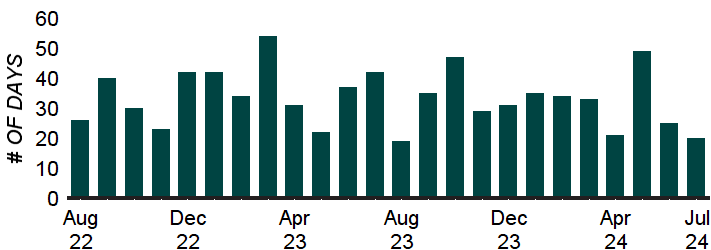
## HOMES SOLD BY PRICE RANGE

Number of homes sold in the previous two years



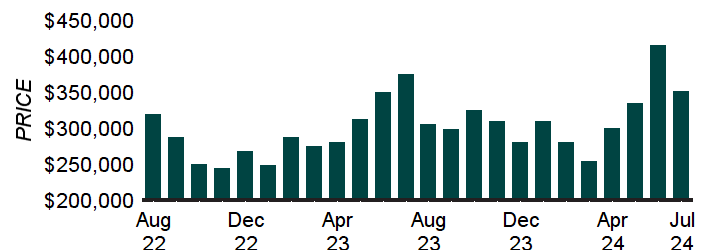
## DAYS ON MARKET - SOLD

Average days on market for all homes sold



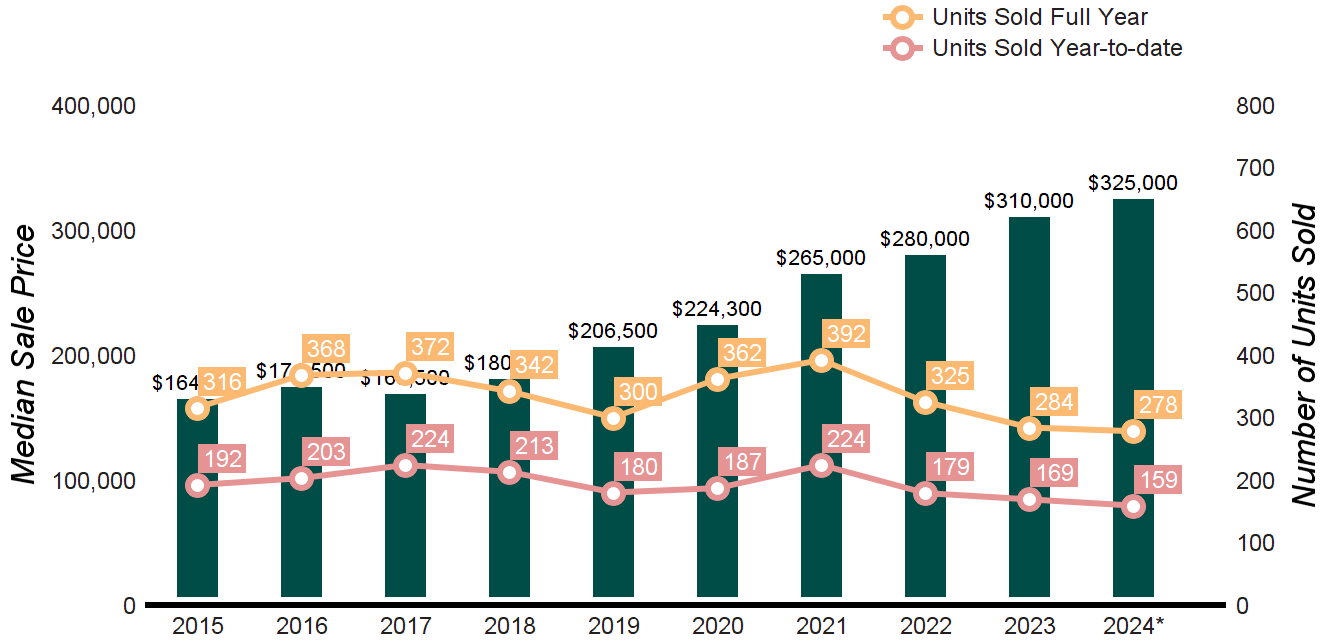
## MEDIAN SALE PRICE

Price of the "middle" homes sold -an equal number of sales were above AND below this price



# TEN-YEAR MARKET HISTORY

New Haven  
Single Family For Sale



	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024*
<b>UNITS SOLD</b>	316	368	372	342	300	362	392	325	284	278
	▲ 5%	▲ 16%	▲ 1%	▼ 8%	▼ 12%	▲ 21%	▲ 8%	▼ 17%	▼ 13%	▼ 2%
<b>MEDIAN SOLD PRICE</b>	\$164,500	\$174,500	\$168,500	\$180,500	\$206,500	\$224,300	\$265,000	\$280,000	\$310,000	\$325,000
	▼ 5%	▲ 6%	▼ 3%	▲ 7%	▲ 14%	▲ 9%	▲ 18%	▲ 6%	▲ 11%	▲ 5%

Data source: Smart MLS, Single Family For Sale Homes. Information believed to be accurate but not warranted.

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\*2024 year-to-date Homes and Median Price are through 7/31/2024

For 2024, Homes on Full-Year Line Graph are annualized based on actual sales year-to-date