

**Eastern Connecticut Association of REALTORS®**

**Third Quarter New London and Windham County SOLD Comparisons - 2024 vs. 2023**

using data obtained from Smart MLS, Inc.

	<b>2024 3Q units</b>	<b>2024 3Q Volume</b>	<b>2024 3Q Average</b>	<b>2024 3Q Median</b>	<b>Days On Market</b>	<b>% Sale to List</b>
<b>Single Family</b>	1000	\$451,452,272	\$451,452	\$385,000	28	101%
<b>Condo</b>	120	\$37,523,125	\$312,693	\$240,000	22	101%
<b>Mobile</b>	42	\$4,783,900	\$113,902	\$115,000	38	100%
<b>Land (Residential)</b>	83	\$11,679,100	\$140,712	\$80,000	175	94%
<b>Multifamily</b>	88	\$30,615,504	\$347,903	\$337,500	24	100%
<b>Commercial</b>	13	\$5,782,500	\$444,808	\$340,000	149	87%
<b>TOTALS</b>	1346	\$541,836,401	\$402,553	\$288,750	73	97%
	<b>2023 3Q units</b>	<b>2023 3Q Volume</b>	<b>2023 3Q Average</b>	<b>2023 3Q Median</b>	<b>Days On Market</b>	<b>% Sale to List</b>
<b>Single Family</b>	925	\$397,690,912	\$429,936	\$350,000	34	101%
<b>Condo</b>	118	\$31,718,001	\$268,797	\$230,000	46	102%
<b>Mobile</b>	49	\$4,728,700	\$96,504	\$99,900	32	99%
<b>Land (Residential)</b>	88	\$9,898,337	\$112,481	\$80,000	111	91%
<b>Multifamily</b>	106	\$31,301,303	\$295,295	\$275,539	27	102%
<b>Commercial</b>	31	\$16,671,575	\$537,793	\$355,000	374	86%
<b>TOTALS</b>	1317	\$492,008,828	\$373,583	\$252,770	104	97%
<b>2024 vs. 2023</b>						
<b>Single Family</b>	8.11%	13.52%	5.00%	10.00%	-17.65%	0.00%
<b>Condo</b>	1.69%	18.30%	16.33%	4.35%	-52.17%	-0.98%
<b>Mobile</b>	-14.29%	1.17%	18.03%	15.12%	18.75%	1.01%
<b>Land</b>	-5.68%	17.99%	25.10%	0.00%	57.66%	3.30%
<b>Multifamily</b>	-16.98%	-2.19%	17.82%	22.49%	-11.11%	-1.96%
<b>Commercial</b>	-58.06%	-65.32%	-17.29%	-4.23%	-60.16%	1.16%
<b>All</b>	<b>2.20%</b>	<b>10.13%</b>	<b>7.75%</b>	<b>14.23%</b>	<b>-30.13%</b>	<b>0.34%</b>

### New London County Third Quarter, 2024

	<b>2024 3Q Units</b>	<b>2024 3Q Volume</b>	<b>2024 3Q Average</b>	<b>2024 3Q Median</b>	<b>Days On Market</b>	<b>% Sale to List</b>
<b>Single Family</b>	709	\$ 352,532,136	\$497,224	\$405,000	31	101%
	<b>2023 3Q Units</b>	<b>2023 3Q Volume</b>	<b>2023 3Q Average</b>	<b>2023 3Q Median</b>	<b>Days On Market</b>	<b>% Sale to List</b>
<b>Single Family</b>	666	\$ 306,144,861	\$459,677	\$365,000	36	101%
<b>2024 vs. 2023</b>	6.46%	15.15%	8.17%	10.96%	-13.89%	0.00%

### Windham County Third Quarter, 2024

	<b>2024 3Q Units</b>	<b>2024 3Q Volume</b>	<b>2024 3Q Average</b>	<b>2024 3Q Median</b>	<b>Days On Market</b>	<b>% Sale to List</b>
<b>Single Family</b>	295	\$111,380,136	\$377,560	\$352,900	22	102.00%
	<b>2023 3Q Units</b>	<b>2023 3Q Volume</b>	<b>2023 3Q Average</b>	<b>2023 3Q Median</b>	<b>Days On Market</b>	<b>% Sale to List</b>
<b>Single Family</b>	259	\$91,546,051	\$353,460	\$330,000	31	103.00%
<b>2024 vs. 2023</b>	13.90%	21.67%	6.82%	6.94%	-29.03%	-0.97%