



WINDHAM COUNTY 2025 SALES BY TOWN

For Single Family Homes*



Town	# of sales	Volume	Average Sale Price	Median Sale Price	Days on Market	% of Sale Price to List Price
Ashford	42	\$17,158,430.00	\$408,534.05	\$374,000	33	100%
Brooklyn	113	\$50,596,793.00	\$447,759.23	\$426,000	37	100%
Canterbury	37	\$16,579,900.00	\$448,105.41	\$435,000	25	99%
Chaplin	25	\$9,121,100.00	\$364,844.00	\$360,000	19	100%
Eastford	16	\$6,291,500.00	\$393,218.75	\$357,500	47	99%
Hampton	21	\$8,811,625.00	\$419,601.19	\$442,500	35	100%
Killingly	180	\$69,591,328.00	\$386,618.49	\$375,000	29	99%
Plainfield	158	\$59,408,726.00	\$376,004.59	\$360,000	29	101%
Pomfret	34	\$18,694,155.00	\$549,828.09	\$510,000	57	97%
Putnam	78	\$29,175,734.00	\$374,047.87	\$342,500	28	99%
Scotland	15	\$6,053,400.00	\$403,560.00	\$375,000	28	100%
Sterling	40	\$14,995,725.00	\$374,893.13	\$390,000	35	98%
Thompson	96	\$41,501,078.00	\$432,302.90	\$405,000	31	99%
Windham	125	\$40,306,855.00	\$322,454.84	\$310,000	26	101%
Woodstock	94	\$50,848,485.00	\$540,941.33	\$475,750	44	96%
Totals	980	\$388,286,349	\$416,181	\$375,000	34	102%

*Sales reported by the members of the SMART Multiple Listing Service, Inc. for Windham County do not represent all sales. Information deemed reliable but not guaranteed. Calculations for volume, average sale price, median sale price, days on market, and % of list price received are not calculated for fewer than 5 sales since the results may be misleading due to the small sample size.



WINDHAM COUNTY 2025 SALES BY TOWN

For Multifamily Homes*



Town	# of sales	Volume	Average Sale Price	Median Sale Price	Days on Market	% of Sale Price to List Price
Ashford	1	\$411,000	\$411,000	\$411,000	12	103%
Brooklyn	2	\$644,900	\$322,450	\$322,450	27	96%
Chaplin	1	\$475,000	\$475,000	\$475,000	14	100%
Eastford						
Hampton						
Killingly	35	\$11,433,020	\$326,658	\$322,000	27	99%
Plainfield	20	\$6,895,900	\$344,795	\$359,500	23	97%
Pomfret						
Putnam	25	\$8,606,900	\$344,276	\$330,000	27	98%
Scotland						
Sterling	1	\$380,000	\$380,000	\$380,000	5	100%
Thompson	7	\$2,460,000	\$351,429	\$335,000	37	100%
Windham	32	\$11,943,500	\$373,234	\$325,000	28	100%
Totals	124	\$ 43,250,220	\$ 369,871	\$362,217	22	99%

*Sales reported by the members of the SMART Multiple Listing Service, Inc. for Windham County do not represent all sales. Information deemed reliable but not guaranteed. Calculations for volume, average sale price, median sale price, days on market, and % of list price received are not calculated for fewer than 5 sales since the results may be misleading due to the small sample size.



WINDHAM COUNTY 2025 SALES BY TOWN For Condominiums*



Town	# of sales	Volume	Average Sale Price	Median Sale Price	Days on Market	% of Sale Price to List Price
Ashford						
Brooklyn	3	\$949,750	\$316,583	\$394,000	6	96%
Canterbury						
Chaplin						
Eastford	5	\$1,571,700	\$314,340	\$317,900	67	100%
Hampton						
Killingly	25	\$8,331,579	\$333,263	\$329,000	45	100%
Plainfield	15	\$5,426,150	\$361,743	\$221,000	47	97%
Pomfret	2	\$389,000	\$194,500	194500	59	98%
Putnam	17	\$5,215,150	\$306,774	\$315,000	39	97%
Scotland						
Sterling						
Thompson	7	\$2,150,000	\$307,143	\$305,000	44	100%
Windham	10	\$1,932,000	\$193,200	\$205,000	26	102%
Woodstock	10	\$2,727,733	\$272,773	\$274,000	31	98%
Totals	94	\$ 28,693,062	\$ 288,924	\$305,000	40	99%

*Sales reported by the members of the SMART Multiple Listing Service, Inc. for Windham County do not represent all sales. Information deemed reliable but not guaranteed. Calculations for volume, average sale price, median sale price, days on market, and % of list price received are not calculated for fewer than 5 sales since the results may be misleading due to the small sample size.



WINDHAM COUNTY 2025 SALES BY TOWN For Mobile Homes*



Town	# of sales	Volume	Average Sale Price	Median Sale Price	Days on Market	% of Sale Price to List Price
Ashford	2	\$202,000	\$101,000	\$101,000	11	91%
Brooklyn	4	\$761,000	\$190,250	\$207,500	10	95%
Canterbury	3	\$486,000	\$162,000	\$149,000	28	102%
Chaplin	1	\$150,000	\$150,000	\$150,000	26	100%
Eastford						
Hampton						
Killingly	8	\$794,100	\$99,263	\$87,450	26	92%
Plainfield	5	\$647,600	\$129,520	\$110,000	20	86%
Pomfret						
Putnam						
Scotland						
Sterling	1	\$110,000	\$110,000	\$110,000	2	85%
Thompson	6	\$604,000	\$100,667	\$111,000	30	86%
Windham	35	\$3,247,300	\$92,780	\$85,500	50	92%
Woodstock	3	\$156,000	\$52,000	\$55,000	107	74%
Totals	68	\$ 7,158,000	\$ 118,748	\$116,645	31	90%

*Sales reported by the members of the SMART Multiple Listing Service, Inc. for Windham County do not represent all sales. Information deemed reliable but not guaranteed. Calculations for volume, average sale price, median sale price, days on market, and % of list price received are not calculated for fewer than 5 sales since the results may be misleading due to the small sample size.



WINDHAM COUNTY 2025 SALES BY TOWN For Residential Land*



Town	# of sales	Volume	Average Sale Price	Median Sale Price	Days on Market	% of Sale Price to List Price
Ashford	6	\$564,000	\$94,000	\$74,500	408	88%
Brooklyn	8	\$1,036,500	\$129,563	\$85,750	225	76%
Canterbury	6	\$527,900	\$87,983	\$79,950	57	98%
Chaplin	2	\$85,000	\$42,500	\$42,500	180	88%
Eastford	5	\$766,000	\$153,200	\$83,000	231	85%
Hampton	4	\$458,250	\$114,563	\$115,000	156	80%
Killingly	13	\$5,343,500	\$411,038	\$91,000	304	75%
Plainfield	5	\$386,500	\$77,300	\$70,000	54	88%
Pomfret	12	\$1,421,000	\$118,417	\$115,000	29	90%
Putnam	8	\$1,049,500	\$131,188	\$151,250	90	105%
Scotland						
Sterling	1	\$20,000	\$20,000	\$20,000	12	40%
Thompson	10	\$1,233,300	\$123,330	\$86,000	53	93%
Windham	6	\$428,100	\$71,350	\$46,550	72	122%
Woodstock	14	\$1,616,901	\$115,493	\$98,501	158	89%
Totals	100	\$ 14,936,451	\$ 120,709	\$82,786	145	87%

*Sales reported by the members of the SMART Multiple Listing Service, Inc. for Windham County do not represent all sales. Information deemed reliable but not guaranteed. Calculations for volume, average sale price, median sale price, days on market, and % of list price received are not calculated for fewer than 5 sales since the results may be misleading due to the small sample size.



WINDHAM COUNTY 2025 SALES BY TOWN

For Commercial Properties*



Town	# of sales	Volume	Average Sale Price	Median Sale Price	Days on Market	% of Sale Price to List Price
Ashford						
Brooklyn	1	\$530,000	\$530,000	\$530,000	177	96%
Canterbury						
Chaplin						
Eastford						
Hampton						
Killingly	1	\$20,000	\$20,000	\$20,000	36	57%
Plainfield						
Pomfret						
Putnam	1	\$215,000	\$215,000	\$215,000	115	86%
Scotland						
Sterling						
Thompson						
Windham	3	\$1,140,000	\$380,000	\$440,000	41	86%
Woodstock						
Totals	6	\$ 1,905,000	\$ 286,250	\$327,500	92	81%

*Sales reported by the members of the SMART Multiple Listing Service, Inc. for Windham County do not represent all sales. Information deemed reliable but not guaranteed. Calculations for volume, average sale price, median sale price, days on market, and % of list price received are not calculated for fewer than 5 sales since the results may be misleading due to the small sample size.