



Eastern Connecticut Association of REALTORS®

**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%
<b>Totals</b>	<b>980</b>	<b>\$388,286,349</b>	<b>\$416,181</b>	<b>\$375,000</b>	<b>34</b>	<b>102%</b>

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**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%
<b>Totals</b>	<b>124</b>	<b>\$ 43,250,220</b>	<b>\$ 369,871</b>	<b>\$362,217</b>	<b>22</b>	<b>99%</b>

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## 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%
<b>Totals</b>	<b>94</b>	<b>\$ 28,693,062</b>	<b>\$ 288,924</b>	<b>\$305,000</b>	<b>40</b>	<b>99%</b>

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**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%
<b>Totals</b>	<b>68</b>	<b>\$ 7,158,000</b>	<b>\$ 118,748</b>	<b>\$116,645</b>	<b>31</b>	<b>90%</b>

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## 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%
<b>Totals</b>	<b>100</b>	<b>\$ 14,936,451</b>	<b>\$ 120,709</b>	<b>\$82,786</b>	<b>145</b>	<b>87%</b>

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## 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						
<b>Totals</b>	<b>6</b>	<b>\$ 1,905,000</b>	<b>\$ 286,250</b>	<b>\$327,500</b>	<b>92</b>	<b>81%</b>

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