

Eastern Connecticut Association of REALTORS®
Third Quarter New London and Windham County SOLD Comparisons - 2026 vs. 2025
 using data obtained from Smart MLS, Inc.

	2026 3Q units	2026 3Q Volume	2026 3Q Average	2026 3Q Median	Cumulative Days On Market	% Sale to List
Single Family	1159	\$596,601,213	\$514,755	\$435,000	25	102%
Condo	142	\$43,085,244	\$303,417	\$270,000	33	101%
Mobile	60	\$5,814,100	\$96,902	\$124,900	41	99%
Land (Residential)	43	\$5,280,200	\$122,795	\$85,000	214	90%
Multifamily	87	\$39,483,114	\$453,829	\$400,000	37	102%
Commercial	24	\$18,139,500	\$755,813	\$346,000	132	95%
TOTALS	1515	\$708,403,371	\$467,593	\$308,000	80	98%
	2025 3Q units	2025 3Q Volume	2025 3Q Average	2025 3Q Median	Cumulative Days On Market	% Sale to List
Single Family	1020	\$500,651,901	\$490,835	\$415,000	22	102%
Condo	145	\$48,107,649	\$331,777	\$275,000	32	101%
Mobile	55	\$5,814,100	\$105,711	\$90,000	42	97%
Land (Residential)	87	\$14,442,038	\$166,000	\$112,500	114	89%
Multifamily	90	\$33,590,477	\$373,228	\$345,750	40	102%
Commercial	19	\$7,889,750	\$415,250	\$325,000	311	90%
TOTALS	1416	\$610,495,915	\$431,141	\$300,000	94	97%
2026 vs. 2025						
Single Family	13.63%	19.16%	4.87%	4.82%	13.64%	0.00%
Condo	-2.07%	-10.44%	-8.55%	-1.82%	3.13%	0.00%
Mobile	9.09%	0.00%	-8.33%	38.78%	-2.38%	2.06%
Land	-50.57%	-63.44%	-26.03%	-24.44%	87.72%	1.12%
Multifamily	-3.33%	17.54%	21.60%	15.69%	-7.50%	0.00%
Commercial	26.32%	129.91%	82.01%	6.46%	-57.56%	5.56%
All	6.99%	16.04%	8.45%	2.67%	-14.08%	1.38%

New London County Third Quarter, 2026

	2026 3Q Units	2026 3Q Volume	2026 3Q Average	2026 3Q Median	Cumulative Days On Market	% Sale to List
Single Family	814	\$448,056,156	\$550,438	\$450,000	31	101%
	2025 3Q Units	2025 3Q Volume	2025 3Q Average	2025 3Q Median	Days On Market	% Sale to List
Single Family	716	\$372,467,776	\$520,206	\$423,450	21	102%
2026 vs. 2025	13.69%	20.29%	5.81%	6.27%	47.62%	-0.98%

Windham County Third Quarter, 2026

	2026 3Q Units	2026 3Q Volume	2026 3Q Average	2026 3Q Median	Cumulative Days On Market	% Sale to List
Single Family	344	\$148,080,057	\$430,465	\$409,950	29	101.00%
	2025 3Q Units	2025 3Q Volume	2025 3Q Average	2025 3Q Median	Days On Market	% Sale to List
Single Family	304	\$128,184,125	\$421,658	\$400,000	23	101.00%
2026 vs. 2025	13.16%	15.52%	2.09%	2.49%	26.09%	0.00%

