

Houses

# Easton

## Year to Date Through July 2021

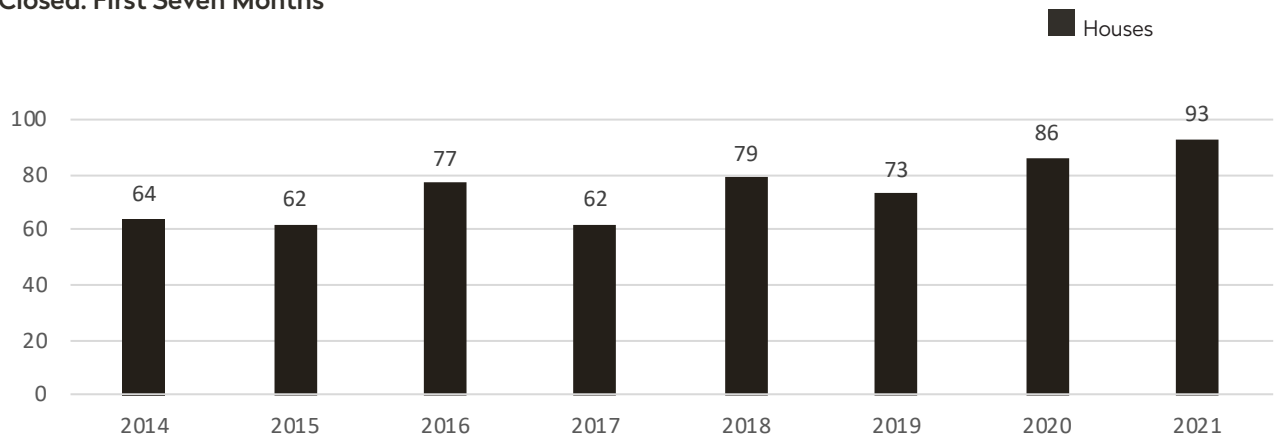
Easton's 14 house closings in July is a 48% decrease from July of 2020, while the average closing price rose to \$697K, up 17% from a year ago. Houses that closed spent on average just 44 cumulative days on the market.

The supply of houses for sale at the end of July was down 29% from the same time a year ago, with the 41 active listings representing a 2.7-month supply of houses at the current pace of sales.



BHSID 170414450

### Closed: First Seven Months



### # of Houses Closed: First Seven Months

	2021	2020	%
Under \$400K	1	11	-90.9%
\$400K-\$500K	9	20	-55%
\$500K-\$600K	17	27	-37%
\$600K-\$700K	14	14	0%
\$700K-\$1M	33	13	+153.8%
\$1M-\$1.5M	18	1	+1700%
Over \$1.5M	1	0	NA

	2021	2020	% CHANGE
Houses: Closings in July	14	27	-48.1%
Houses: Average Closing Price in July	\$696,559	\$597,745	+16.5%
Houses: Closings First Seven Months	93	86	+8.1%
Houses: Average Closing Price First Seven Months	\$789,790	\$561,538	+40.6%
Houses: Pending on July 31	14	21	-33.3%
Houses: Active Inventory on July 31	41	58	-29.3%
House \$ Volume of Closings First Seven Months	\$73,450,490	\$48,292,292	+52.1%

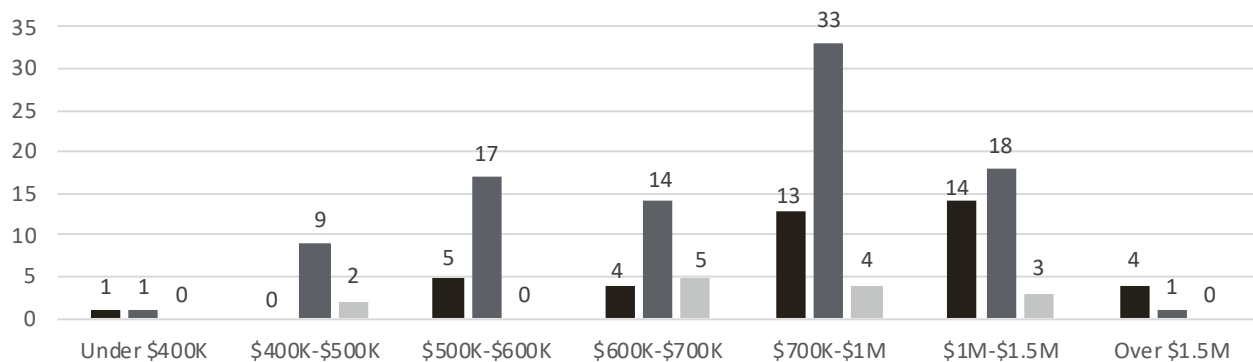
# Easton

## Year to Date Through July 2021

### Houses Active/Closed/Pending 2021

Active/Pending as of July 31; Closed: First Seven Months

■ Active ■ Closed ■ Pending



### Town Comparison: Sold Houses: First Seven Months

Town	# of Closed Houses		% change	Average Closing Price		% change
	2021	2020		2021	2020	
Darien	287	208	+38%	\$1,846,239	\$1,520,709	+21.4%
Easton	93	86	+8.1%	\$789,790	\$561,538	+40.6%
Fairfield	557	496	+12.3%	\$944,908	\$779,600	+21.2%
All of Greenwich	651	352	+84.9%	\$3,042,105	\$2,480,642	+22.6%
New Canaan	298	172	+73.3%	\$2,020,140	\$1,606,003	+25.8%
Norwalk	465	399	+16.5%	\$768,929	\$615,430	+24.9%
Redding	128	90	+42.2%	\$778,353	\$586,538	+32.7%
Ridgefield	292	229	+27.5%	\$934,844	\$741,536	+26.1%
Rowayton*	58	50	+16%	\$1,659,395	\$1,177,782	+40.9%
Stamford	582	403	+44.4%	\$825,009	\$650,089	+26.9%
Weston	143	127	+12.6%	\$1,181,199	\$822,128	+43.7%
Westport	335	295	+13.6%	\$1,866,342	\$1,471,540	+26.8%
Wilton	232	166	+39.8%	\$1,051,954	\$842,968	+24.8%

\*Rowayton solds data also included in Norwalk.