

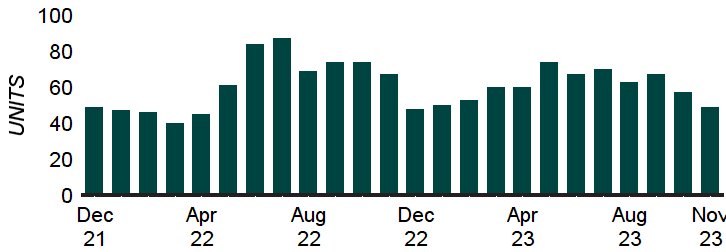
# NOVEMBER 2023 MARKET REPORT

New Canaan - All Single Family  
Single Family For Sale

	November 2023	CHANGE FROM October 2023	CHANGE FROM November 2022
MEDIAN SALE PRICE	\$2,125,000	▲ 17.70%	▼ -8.60%
AVERAGE SALE PRICE	\$2,419,495	▲ 9.10%	▲ 5.90%
UNITS SOLD	17	0.00%	▲ 21.40%
AVERAGE DAYS ON MARKET	52	▲ 15.60%	▲ 6.10%
% OF SALES PRICE	99.24	▼ -2.60%	▲ 2.60%
UNITS FOR SALE	55	▼ -9.80%	▼ -16.70%
MONTHS OF INVENTORY	3.20	▼ -11.10%	▼ -31.90%

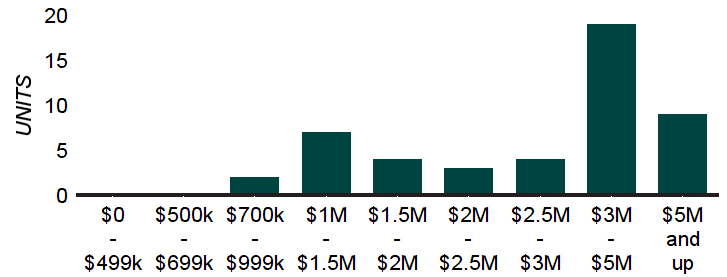
## HOMES FOR SALE

Number of homes listed for sale, end of month



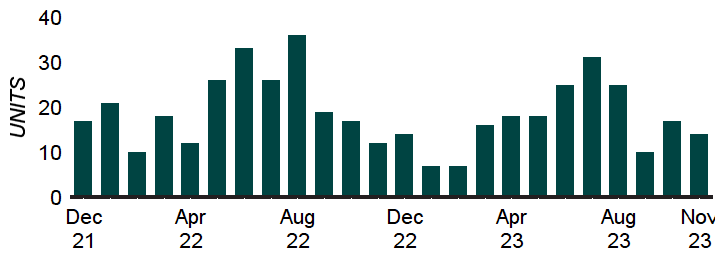
## HOMES FOR SALE BY PRICE RANGE

Number of homes listed for sale at the end of month



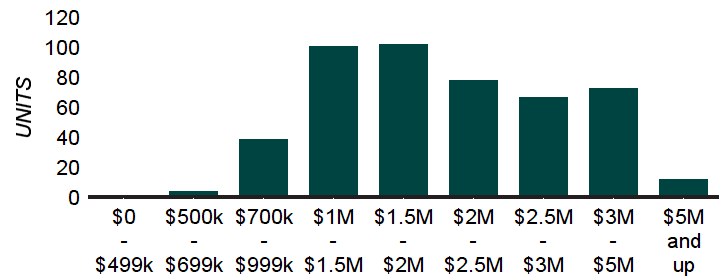
## HOMES SOLD

Number of homes sold



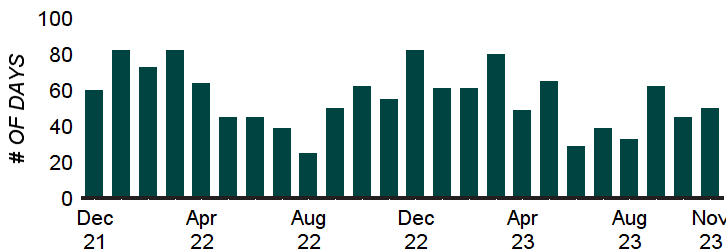
## HOMES SOLD BY PRICE RANGE

Number of homes sold in the previous two years



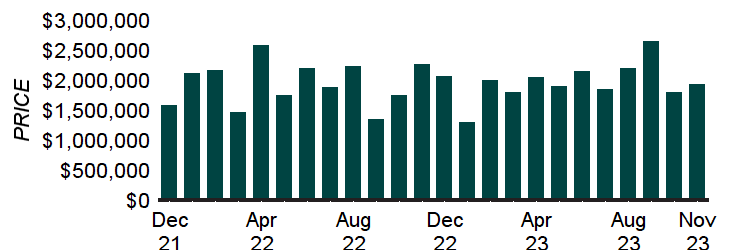
## DAYS ON MARKET - SOLDS

Average days on market for all homes sold



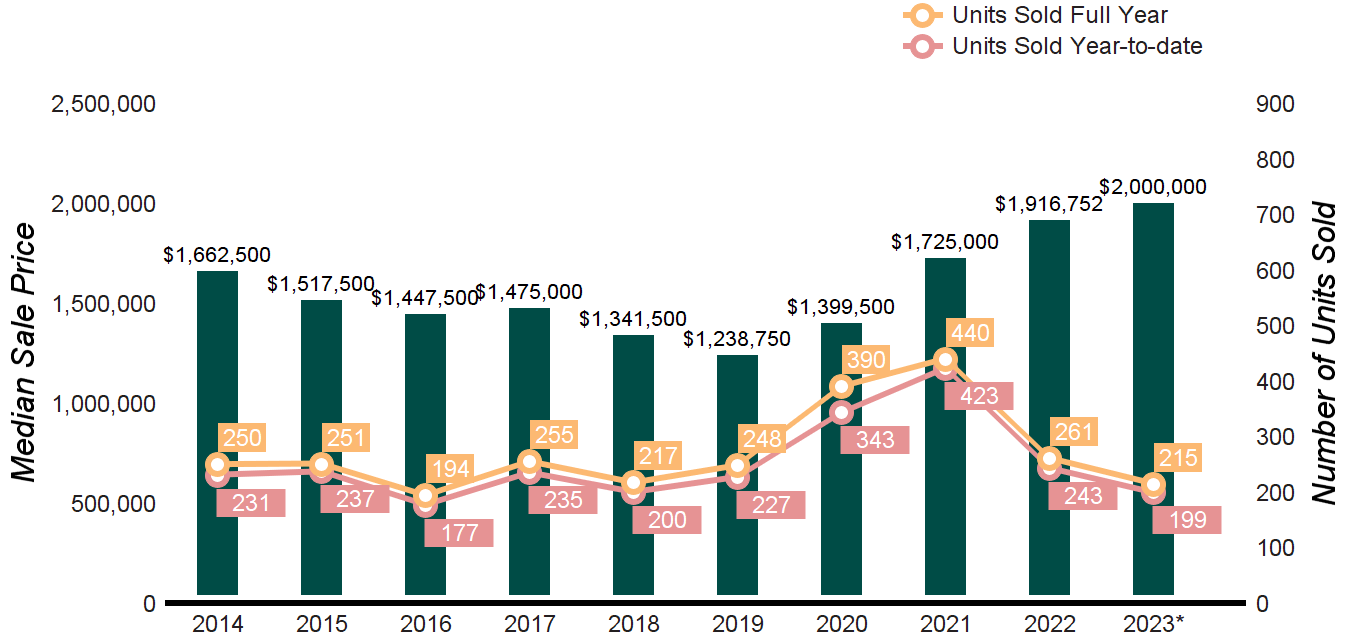
## MEDIAN SALE PRICE

Price of the "middle" homes sold - an equal number of sales were above AND below this price



# TEN-YEAR MARKET HISTORY

New Canaan - All Single Family  
Single Family For Sale



	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023*
<b>UNITS SOLD</b>	250	251	194	255	217	248	390	440	261	215
	▼ 10%	0%	▼ 23%	▲ 31%	▼ 15%	▲ 14%	▲ 57%	▲ 13%	▼ 41%	▼ 18%
<b>MEDIAN SOLD PRICE</b>	\$1,662,500	\$1,517,500	\$1,447,500	\$1,475,000	\$1,341,500	\$1,238,750	\$1,399,500	\$1,725,000	\$1,916,752	\$2,000,000
	▲ 17%	▼ 9%	▼ 5%	▲ 2%	▼ 9%	▼ 8%	▲ 13%	▲ 23%	▲ 11%	▲ 4%

Data source: Smart MLS, Single Family For Sale Homes. Information believed to be accurate but not warranted.

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\*2023 year-to-date Homes and Median Price are through 11/30/2023

For 2023, Homes on Full-Year Line Graph are annualized based on actual sales year-to-date