



## State of the Real Estate Market 1st Quarter 2010 Condominiums

	Listings	Avg Original List Price	Avg Final List Price	Median List Price	Sales	DOM	Avg Sales Price	Median Sales Price	Original List to Sales Ratio	Final List to Sales Ratio	Avg Days to Close
BRANFORD	100	\$229,219	\$226,044	\$199,900	27	89	\$178,434	\$166,000	92.00%	94.40%	52
CHESHIRE	42	\$208,464	\$208,638	\$189,900	23	62	\$180,865	\$163,100	92.80%	95.60%	44
CLINTON	18	\$170,703	\$166,992	\$173,000	3	122	\$179,833	\$180,000	94.70%	98.20%	72
DEEP RIVER	4	\$140,699	\$140,699	\$161,898	1	111	\$147,800	\$147,800	84.50%	95.40%	22
DURHAM	16	\$311,344	\$310,725	\$364,900	1	194	\$356,500	\$356,500	99.10%	96.40%	51
E HAVEN	52	\$195,283	\$193,602	\$169,900	14	60	\$179,668	\$166,200	93.80%	96.50%	59
ESSEX	4	\$232,750	\$223,375	\$222,250	3	185	\$228,333	\$215,000	81.70%	85.20%	35
GUILFORD	23	\$188,983	\$186,065	\$154,900	5	73	\$205,690	\$183,450	91.00%	94.50%	38
HAMDEN	75	\$183,890	\$181,452	\$174,900	15	105	\$164,817	\$140,000	91.30%	94.10%	53
MADISON	16	\$348,613	\$348,931	\$352,100	6	127	\$242,400	\$270,950	86.60%	92.40%	52
MERIDEN	100	\$128,828	\$125,615	\$129,900	37	69	\$127,543	\$129,800	93.90%	97.00%	53
MIDDLETOWN	78	\$154,077	\$152,172	\$149,900	20	134	\$155,939	\$142,500	92.10%	96.70%	63
MILFORD	97	\$278,768	\$278,014	\$245,000	37	94	\$258,820	\$224,000	95.20%	96.40%	63
N BRANFORD	12	\$173,733	\$172,150	\$175,450	4	23	\$157,875	\$155,500	95.50%	97.70%	54
NEW HAVEN	127	\$227,859	\$225,087	\$189,900	27	132	\$190,148	\$154,000	90.00%	94.40%	78
NORTH HAVEN	7	\$262,629	\$260,486	\$234,900	3	205	\$222,300	\$282,000	96.70%	96.70%	40
OLD LYME	3	\$346,667	\$360,000	\$415,000							
OLD SAYBROOK	7	\$364,043	\$354,686	\$385,900	4	193	\$415,500	\$373,500	91.60%	93.60%	51
ORANGE	8	\$478,643	\$478,643	\$504,900	3	1	\$593,513	\$613,631	100.00%	100.00%	0
SOUTHINGTON	55	\$208,816	\$208,762	\$219,900	18	109	\$195,404	\$209,950	93.90%	96.00%	57
W HAVEN	40	\$166,943	\$166,580	\$136,250	8	163	\$122,175	\$135,750	87.80%	93.70%	81
WALLINGFORD	85	\$229,667	\$227,117	\$209,900	27	72	\$174,022	\$180,000	95.60%	96.80%	51
WESTBROOK	5	\$300,740	\$291,800	\$285,000							