



State of the Real Estate Market 2nd Quarter 2010 Residential

	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
BETHANY	63	\$398,311	\$388,203	\$349,900	29	94	\$340,503	\$315,000	90.1%	94.9%	51
BRANFORD	217	\$509,252	\$502,281	\$389,900	65	109	\$338,571	\$289,000	90.5%	94.4%	56
CHESHIRE	246	\$418,787	\$409,617	\$349,950	116	98	\$351,015	\$322,050	92.3%	95.7%	57
CHESTER	37	\$421,499	\$412,156	\$395,000	15	123	\$393,800	\$370,000	88.7%	92.5%	45
CLINTON	190	\$523,233	\$509,811	\$334,500	58	89	\$377,347	\$267,500	90.6%	93.3%	67
DEEP RIVER	36	\$591,200	\$577,622	\$369,950	21	124	\$264,829	\$275,000	89.1%	94.8%	46
DURHAM	70	\$397,110	\$392,398	\$348,000	34	83	\$328,808	\$319,500	90.5%	91.9%	54
E HAVEN	254	\$251,947	\$246,520	\$223,900	119	65	\$191,397	\$184,500	92.5%	96.2%	57
ESSEX	95	\$688,337	\$676,243	\$479,000	28	123	\$370,514	\$353,750	87.6%	94.1%	57
GUILFORD	283	\$655,567	\$641,516	\$485,000	114	111	\$487,726	\$416,000	87.4%	92.8%	55
HADDAM	92	\$417,057	\$405,986	\$379,450	39	109	\$281,318	\$259,000	92.0%	96.7%	65
HAMDEN	452	\$291,765	\$285,528	\$249,450	215	61	\$236,910	\$219,000	93.0%	96.0%	59
KILLINGWORTH	98	\$547,953	\$535,344	\$414,900	20	129	\$426,158	\$375,000	91.4%	98.3%	80
MADISON	307	\$859,120	\$845,595	\$550,000	115	103	\$592,816	\$415,000	87.8%	91.9%	61
MERIDEN	434	\$210,284	\$203,723	\$189,900	209	58	\$178,017	\$175,000	92.6%	96.3%	60
MIDDLEFIELD	22	\$344,786	\$335,377	\$279,950	12	77	\$319,500	\$262,000	93.3%	95.4%	40
MIDDLETOWN	291	\$274,571	\$268,666	\$245,000	148	82	\$232,015	\$216,250	91.9%	96.2%	56
MILFORD	480	\$432,866	\$423,287	\$327,000	182	73	\$329,048	\$292,250	90.7%	94.1%	56
N BRANFORD	80	\$333,909	\$322,972	\$304,450	34	117	\$284,041	\$267,250	88.6%	94.3%	62
NEW HAVEN	379	\$277,652	\$270,305	\$214,900	194	80	\$199,417	\$166,950	90.7%	95.2%	60
NORTH HAVEN	199	\$385,356	\$375,834	\$317,800	91	69	\$298,151	\$262,000	92.8%	95.9%	55
OLD LYME	112	\$622,666	\$606,304	\$472,450	36	115	\$437,283	\$390,000	91.9%	94.4%	70
OLD SAYBROOK	177	\$614,130	\$603,528	\$449,000	60	140	\$364,722	\$311,250	84.1%	92.2%	66
ORANGE	128	\$472,470	\$463,724	\$393,950	48	65	\$369,964	\$342,500	92.0%	94.8%	54
SOUTHINGTON	374	\$330,871	\$324,672	\$289,900	167	66	\$275,029	\$257,000	94.6%	96.9%	61
W HAVEN	365	\$221,655	\$215,753	\$199,900	158	70	\$187,089	\$177,250	92.1%	95.7%	54
WALLINGFORD	333	\$327,085	\$321,252	\$299,900	136	69	\$266,861	\$249,450	93.5%	96.3%	55
WESTBROOK	106	\$484,285	\$474,592	\$399,900	29	101	\$364,988	\$325,000	90.3%	93.3%	51
WOODBIDGE	117	\$592,648	\$578,837	\$495,000	44	105	\$445,401	\$432,750	91.1%	94.7%	61