

# Local Market Update – February 2025

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## Westport

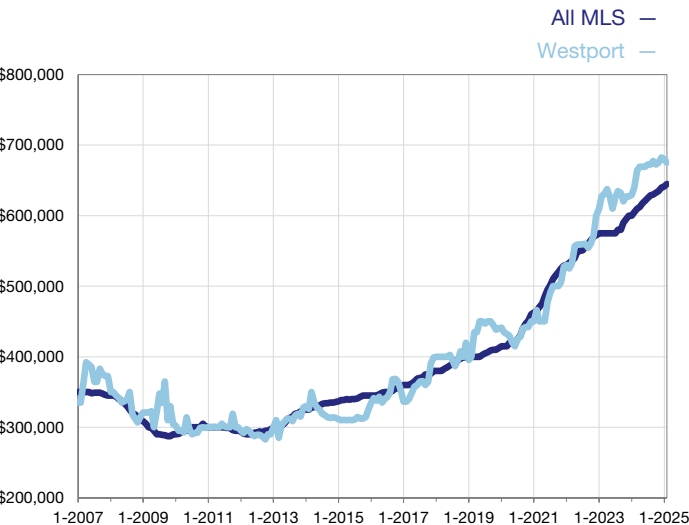
| Single-Family Properties                 |  |  |  | February  |           |         | Year to Date |           |         |
|--|--|--|--|-----------|-----------|---------|--------------|-----------|---------|
| Key Metrics                              |  |  |  | 2024      | 2025      | + / -   | 2024         | 2025      | + / -   |
| Pending Sales                            |  |  |  | 9         | 4         | - 55.6% | 14           | 6         | - 57.1% |
| Closed Sales                             |  |  |  | 6         | 3         | - 50.0% | 11           | 6         | - 45.5% |
| Median Sales Price*                      |  |  |  | \$731,500 | \$539,000 | - 26.3% | \$680,000    | \$534,500 | - 21.4% |
| Inventory of Homes for Sale              |  |  |  | 30        | 22        | - 26.7% | --           | --        | --      |
| Months Supply of Inventory               |  |  |  | 3.0       | 2.3       | - 23.3% | --           | --        | --      |
| Cumulative Days on Market Until Sale     |  |  |  | 109       | 31        | - 71.6% | 93           | 34        | - 63.4% |
| Percent of Original List Price Received* |  |  |  | 98.3%     | 100.6%    | + 2.3%  | 96.2%        | 100.1%    | + 4.1%  |
| New Listings                             |  |  |  | 12        | 5         | - 58.3% | 17           | 12        | - 29.4% |

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

| Condominium Properties                   |  |  |  | February  |      |          | Year to Date |           |         |
|--|--|--|--|-----------|------|----------|--------------|-----------|---------|
| Key Metrics                              |  |  |  | 2024      | 2025 | + / -    | 2024         | 2025      | + / -   |
| Pending Sales                            |  |  |  | 1         | 0    | - 100.0% | 1            | 1         | 0.0%    |
| Closed Sales                             |  |  |  | 1         | 0    | - 100.0% | 1            | 1         | 0.0%    |
| Median Sales Price*                      |  |  |  | \$353,000 | \$0  | - 100.0% | \$353,000    | \$560,000 | + 58.6% |
| Inventory of Homes for Sale              |  |  |  | 0         | 1    | --       | --           | --        | --      |
| Months Supply of Inventory               |  |  |  | 0.0       | 1.0  | --       | --           | --        | --      |
| Cumulative Days on Market Until Sale     |  |  |  | 11        | 0    | - 100.0% | 11           | 8         | - 27.3% |
| Percent of Original List Price Received* |  |  |  | 103.9%    | 0.0% | - 100.0% | 103.9%       | 98.2%     | - 5.5%  |
| New Listings                             |  |  |  | 0         | 0    | --       | 1            | 1         | 0.0%    |

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single-Family Properties  
Rolling 12-Month Calculation



Median Sales Price – Condominium Properties  
Rolling 12-Month Calculation

