

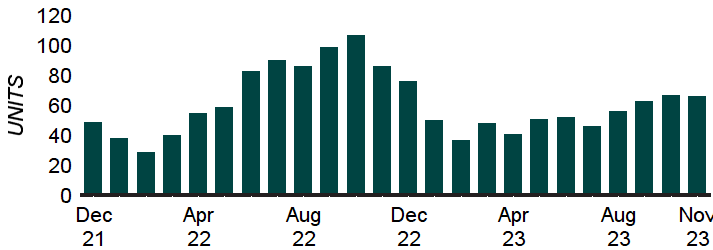
# NOVEMBER 2023 MARKET REPORT

Hamden  
Single Family For Sale

	November 2023	CHANGE FROM October 2023	CHANGE FROM November 2022
MEDIAN SALE PRICE	\$312,000	▼ -1.30%	▲ 9.50%
AVERAGE SALE PRICE	\$325,239	▼ -9.80%	▲ 6.10%
UNITS SOLD	41	▲ 20.60%	▼ -12.80%
AVERAGE DAYS ON MARKET	27	▼ -6.90%	▼ -48.10%
% OF SALES PRICE	102.37	▲ 1.50%	▲ 1.40%
UNITS FOR SALE	101	▼ -2.90%	▼ -17.90%
MONTHS OF INVENTORY	2.50	▼ -19.40%	▼ -3.80%

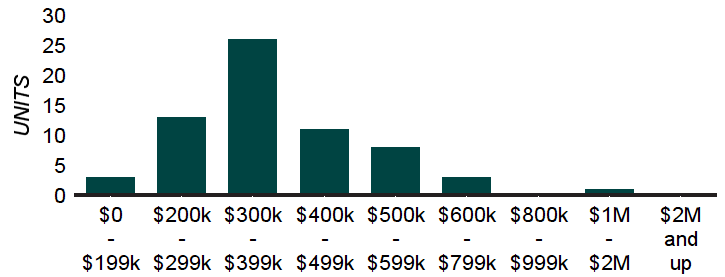
## HOMES FOR SALE

Number of homes listed for sale, end of month



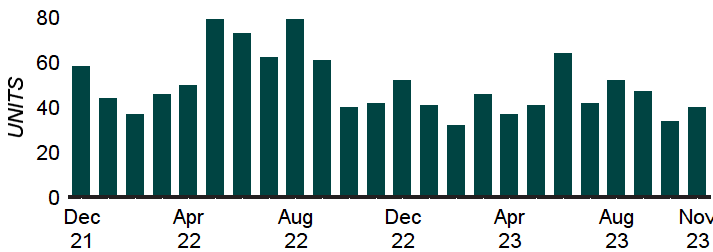
## HOMES FOR SALE BY PRICE RANGE

Number of homes listed for sale at the end of month



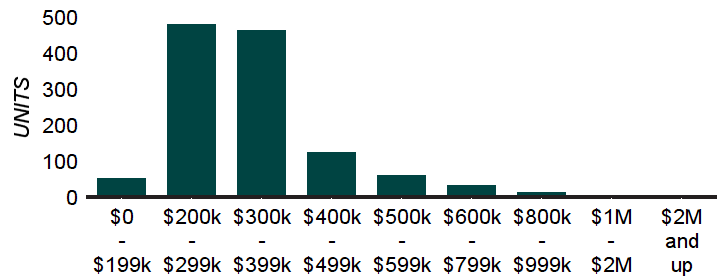
## HOMES SOLD

Number of homes sold



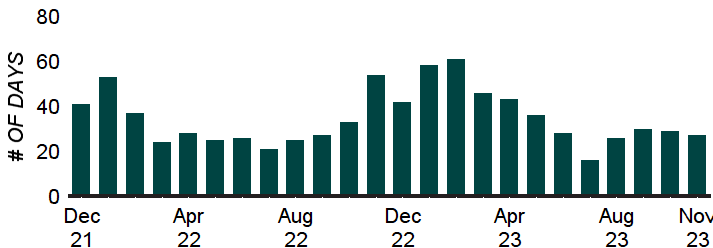
## HOMES SOLD BY PRICE RANGE

Number of homes sold in the previous two years



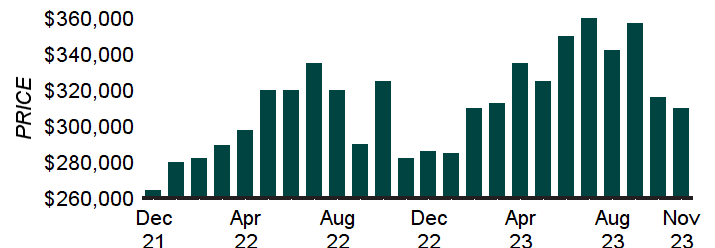
## DAYS ON MARKET - SOLDS

Average days on market for all homes sold



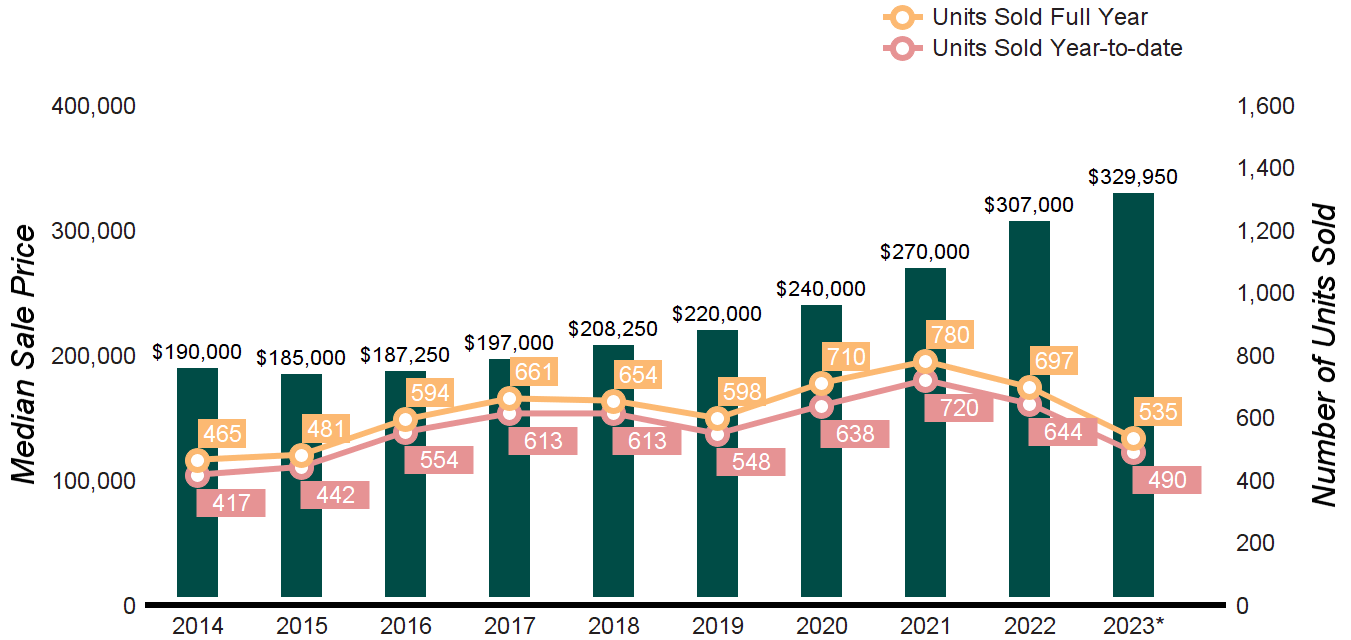
## MEDIAN SALE PRICE

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



# TEN-YEAR MARKET HISTORY

Hamden  
Single Family For Sale



	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023*
<b>UNITS SOLD</b>	465	481	594	661	654	598	710	780	697	535
	▲ 1%	▲ 3%	▲ 23%	▲ 11%	▼ 1%	▼ 9%	▲ 19%	▲ 10%	▼ 11%	▼ 23%
<b>MEDIAN SOLD PRICE</b>	\$190,000	\$185,000	\$187,250	\$197,000	\$208,250	\$220,000	\$240,000	\$270,000	\$307,000	\$329,950
	▼ 8%	▼ 3%	▲ 1%	▲ 5%	▲ 6%	▲ 6%	▲ 9%	▲ 13%	▲ 14%	▲ 7%

Data source: Smart MLS, Single Family For Sale Homes. Information believed to be accurate but not warranted.  
 Copyright ©2023 Houlihan Lawrence. All rights reserved.  
 \*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