

Fairfield County Condo 4th Quarter Data

| Area | 2005 DOM | 2006 DOM | Var% | 2005 Median Price | 2006 Median Price | Var% | 2005 Units | 2006 Units | Var% |
|------------|-------------|-------------|------|----------------------|-------------------------|------|---------------|---------------|------|
| Bethel | 76 | 95 | 25% | \$264,950 | \$264,250 | 0% | 76 | 62 | -18% |
| Bridgeport | 105 | 158 | 50% | \$136,000 | \$145,000 | 7% | 585 | 551 | -6% |
| Brookfield | 79 | 95 | 20% | \$255,000 | \$230,000 | -10% | 57 | 77 | 35% |
| Danbury | 98 | 100 | 2% | \$268,000 | \$260,000 | -3% | 669 | 550 | -18% |
| Darien | 115 | 117 | 2% | \$662,500 | \$445,000 | -33% | 17 | 13 | -24% |
| Fairfield | 120 | 116 | -3% | \$402,500 | \$383,500 | -5% | 144 | 125 | -13% |
| Greenwich | 130 | 172 | 32% | \$675,000 | \$719,500 | 7% | 261 | 206 | -21% |
| Monroe | 81 | 110 | 36% | \$287,400 | \$307,500 | 7% | 56 | 41 | -27% |
| Newtown | 272 | 323 | 19% | \$531,148 | \$474,184 | -11% | 32 | 12 | -63% |
| Norwalk | 90 | 93 | 3% | \$315,000 | \$322,000 | 2% | 608 | 535 | -12% |
| Ridgefield | 82 | 102 | 24% | \$272,450 | \$295,000 | 8% | 84 | 60 | -29% |
| Shelton | 83 | 115 | 39% | \$304,500 | \$309,000 | 1% | 174 | 162 | -7% |
| Stamford | 78 | 128 | 64% | \$309,750 | \$352,830 | 14% | 918 | 932 | 2% |
| Stratford | 94 | 100 | 6% | \$233,500 | \$193,500 | -17% | 202 | 198 | -2% |
| Trumbull | 293 | 88 | -70% | \$304,900 | \$392,500 | 29% | 53 | 40 | -25% |
| Westport | 75 | 143 | 91% | \$602,500 | \$640,000 | 6% | 30 | 33 | 10% |
| Wilton | 101 | 92 | -9% | \$483,750 | \$479,750 | -1% | 29 | 22 | -24% |
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Hartford County Condo 4th Quarter Data

| Area | 2005 DOM | 2006 DOM | Var% | 2005 Median Price | 2006 Median Price | Var% | 2005 Units | 2006 Units | Var% |
|---------------|-------------|-------------|------|----------------------|-------------------------|------|---------------|---------------|------|
| Avon | 103 | 116 | 13% | \$279,900 | \$267,500 | -4% | 145 | 118 | -19% |
| Berlin | 110 | 85 | -23% | \$264,000 | \$190,000 | -28% | 25 | 24 | -4% |
| Bloomfield | 108 | 132 | 22% | \$195,000 | \$234,900 | 20% | 79 | 93 | 18% |
| Bristol | 73 | 80 | 10% | \$123,500 | \$137,000 | 11% | 244 | 223 | -9% |
| Burlington | 86 | 89 | 3% | \$128,450 | \$131,000 | 2% | 6 | 1 | -83% |
| Canton | 106 | 79 | -25% | \$151,500 | \$226,000 | 49% | 38 | 39 | 3% |
| East Granby | 56 | 152 | 171% | \$124,950 | \$287,408 | 130% | 20 | 18 | -10% |
| East Hartford | 83 | 104 | 25% | \$108,000 | \$129,450 | 20% | 97 | 104 | 7% |
| East Windsor | 114 | 109 | -4% | \$189,000 | \$188,000 | -1% | 67 | 73 | 9% |
| Enfield | 101 | 113 | 12% | \$194,500 | \$179,500 | -8% | 120 | 102 | -15% |
| Farmington | 108 | 99 | -8% | \$207,000 | \$215,000 | 4% | 253 | 219 | -13% |
| Glastonbury | 91 | 93 | 2% | \$195,000 | \$192,500 | -1% | 153 | 191 | 25% |
| Granby | 162 | 161 | -1% | \$277,500 | \$299,590 | 8% | 42 | 44 | 5% |
| Hartford | 93 | 129 | 39% | \$87,000 | \$99,500 | 14% | 220 | 195 | -11% |
| Manchester | 94 | 112 | 19% | \$148,000 | \$165,000 | 11% | 235 | 228 | -3% |
| Marlborough | 70 | 117 | 67% | \$253,500 | \$245,000 | -3% | 2 | 3 | 50% |
| New Britain | 81 | 79 | -2% | \$110,000 | \$125,250 | 14% | 135 | 128 | -5% |
| Newington | 71 | 89 | 25% | \$171,250 | \$177,000 | 3% | 184 | 176 | -4% |
| Plainville | 76 | 162 | 113% | \$138,500 | \$178,000 | 29% | 82 | 101 | 23% |
| Rocky Hill | 76 | 89 | 17% | \$168,000 | \$179,000 | 7% | 159 | 159 | 0% |
| Simsbury | 88 | 124 | 41% | \$188,250 | \$195,450 | 4% | 92 | 86 | -7% |
| South Windsor | 112 | 104 | -7% | \$184,900 | \$163,250 | -12% | 223 | 192 | -14% |
| Southington | 104 | 152 | 46% | \$165,000 | \$225,000 | 36% | 180 | 164 | -9% |
| Suffield | 107 | 96 | -10% | \$190,000 | \$215,000 | 13% | 46 | 43 | -7% |

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|---------------|-----|-----|------|-----------|-----------|------|-----|-----|------|
| Thamesville | 370 | 137 | -63% | \$195,750 | \$113,500 | -42% | 2 | 2 | 0% |
| West Hartford | 188 | 151 | -20% | \$199,950 | \$192,000 | -4% | 230 | 143 | -38% |
| Wethersfield | 79 | 92 | 16% | \$144,000 | \$138,000 | -4% | 80 | 77 | -4% |
| Windsor | 147 | 161 | 10% | \$182,200 | \$238,500 | 31% | 120 | 116 | -3% |
| Windsor Locks | 71 | 88 | 24% | \$144,000 | \$166,000 | 15% | 58 | 79 | 36% |

Litchfield County Condo 4th Quarter Data

| Area | 2005 DOM | 2006 DOM | Var% | 2005 Median Price | 2006 Median Price | Var% | 2005 Units | 2006 Units | Var% |
|--------------|-------------|-------------|------|----------------------|-------------------------|------|---------------|---------------|------|
| Kent | 93 | 187 | 101% | \$287,500 | \$225,000 | -22% | 7 | 9 | 29% |
| Litchfield | 107 | 139 | 30% | \$291,000 | \$287,500 | -1% | 8 | 14 | 75% |
| New Hartford | 69 | 88 | 28% | \$103,000 | \$124,000 | 20% | 6 | 13 | 117% |
| New Milford | 74 | 90 | 22% | \$160,000 | \$176,500 | 10% | 177 | 129 | -27% |
| Plymouth | 85 | 83 | -2% | \$135,000 | \$138,750 | 3% | 19 | 16 | -16% |
| Salisbury | 74 | 81 | 9% | \$250,000 | \$570,000 | 128% | 1 | 1 | 0% |
| Sharon | 194 | 142 | -27% | \$286,750 | \$199,000 | -31% | 2 | 1 | -50% |
| Thomaston | 64 | 78 | 22% | \$125,000 | \$133,000 | 6% | 32 | 28 | -13% |
| Torrington | 95 | 103 | 8% | \$126,000 | \$138,000 | 10% | 145 | 105 | -28% |
| Washington | 182 | 143 | -21% | \$347,195 | \$393,000 | 13% | 3 | 3 | 0% |
| Watertown | 126 | 142 | 13% | \$232,500 | \$275,000 | 18% | 44 | 46 | 5% |
| Winchester | 86 | 112 | 30% | \$130,000 | \$139,900 | 8% | 19 | 27 | 42% |
| Woodbury | 110 | 112 | 2% | \$190,000 | \$210,000 | 11% | 62 | 35 | -44% |

Middlesex County Condo 4th Quarter Data

| Area | 2005 DOM | 2006 DOM | Var% | 2005 Median Price | 2006 Median Price | Var% | 2005 Units | 2006 Units | Var% |
|--------------|-------------|-------------|------|----------------------|-------------------------|------|---------------|---------------|------|
| Chester | | 206 | | | \$460,863 | | | 2 | |
| Clinton | 70 | 90 | 29% | \$150,000 | \$195,000 | 30% | 34 | 37 | 9% |
| Cromwell | 73 | 82 | 12% | \$145,550 | \$156,000 | 7% | 206 | 162 | -21% |
| Deep River | 85 | 129 | 52% | \$170,000 | \$175,000 | 3% | 15 | 9 | -40% |
| Durham | 74 | 171 | 131% | \$283,900 | \$270,000 | -5% | 2 | 3 | 50% |
| East Haddam | | 335 | | | \$299,900 | | | 17 | |
| East Hampton | 67 | 79 | 18% | \$141,750 | \$172,000 | 21% | 18 | 28 | 56% |
| Essex | 148 | 168 | 14% | \$277,500 | \$235,000 | -15% | 24 | 13 | -46% |
| Middlefield | 104 | 185 | 78% | \$255,000 | \$282,000 | 11% | 4 | 3 | -25% |
| Middletown | 75 | 98 | 31% | \$145,750 | \$155,000 | 6% | 276 | 232 | -16% |
| Old Saybrook | 198 | 238 | 20% | \$414,900 | \$430,000 | 4% | 33 | 39 | 18% |
| Portland | 93 | 153 | 65% | \$171,615 | \$261,450 | 52% | 40 | 24 | -40% |
| Westbrook | 95 | 111 | 17% | \$156,450 | \$125,000 | -20% | 8 | 7 | -13% |

New Haven County Condo 4th Quarter Data

| Area | 2005 DOM | 2006 DOM | Var% | 2005 Median Price | 2006 Median Price | Var% | 2005 Units | 2006 Units | Var% |
|----------------|----------|----------|------|-------------------|-------------------|------|------------|------------|------|
| Ansonia | 96 | 85 | -11% | \$82,000 | \$166,200 | 103% | 8 | 8 | 0% |
| Beacon Falls | 73 | 72 | -1% | \$192,000 | \$200,950 | 5% | 14 | 14 | 0% |
| Branford | 95 | 102 | 7% | \$192,500 | \$197,000 | 2% | 303 | 274 | -10% |
| Cheshire | 101 | 111 | 10% | \$200,000 | \$201,500 | 1% | 108 | 103 | -5% |
| Derby | 86 | 89 | 3% | \$210,000 | \$212,500 | 1% | 64 | 63 | -2% |
| East Haven | 99 | 115 | 16% | \$160,000 | \$174,500 | 9% | 195 | 191 | -2% |
| Guilford | 94 | 110 | 17% | \$195,000 | \$215,000 | 10% | 61 | 48 | -21% |
| Hamden | 81 | 105 | 30% | \$175,450 | \$190,000 | 8% | 220 | 239 | 9% |
| Madison | 117 | 174 | 49% | \$370,000 | \$386,250 | 4% | 51 | 46 | -10% |
| Meriden | 99 | 99 | 0% | \$130,000 | \$140,750 | 8% | 309 | 276 | -11% |
| Milford | 82 | 95 | 16% | \$220,000 | \$245,000 | 11% | 236 | 183 | -22% |
| Naugatuck | 82 | 99 | 21% | \$127,000 | \$138,500 | 9% | 130 | 117 | -10% |
| New Haven | 97 | 119 | 23% | \$145,000 | \$159,900 | 10% | 328 | 363 | 11% |
| North Branford | 105 | 83 | -21% | \$227,000 | \$184,000 | -19% | 59 | 37 | -37% |
| North Haven | 225 | 106 | -53% | \$253,105 | \$260,000 | 3% | 50 | 15 | -70% |
| Orange | 78 | 107 | 37% | \$312,750 | \$319,250 | 2% | 4 | 2 | -50% |
| Seymour | 63 | 100 | 59% | \$142,000 | \$150,000 | 6% | 55 | 77 | 40% |
| Southbury | 102 | 127 | 25% | \$199,900 | \$200,000 | 0% | 125 | 109 | -13% |
| Wallingford | 133 | 94 | -29% | \$180,000 | \$208,000 | 16% | 227 | 215 | -5% |
| Waterbury | 99 | 100 | 1% | \$87,000 | \$95,250 | 9% | 515 | 460 | -11% |
| West Haven | 96 | 112 | 17% | \$132,500 | \$134,950 | 2% | 157 | 164 | 4% |
| Wolcott | 107 | 287 | 168% | \$156,000 | \$276,019 | 77% | 17 | 34 | 100% |

New London County Condo 4th Quarter Data

| Area | 2005 DOM | 2006 DOM | Var% | 2005 Median Price | 2006 Median Price | Var% | 2005 Units | 2006 Units | Var% |
|-------------|----------|----------|------|-------------------|-------------------|------|------------|------------|------|
| Colchester | 84 | 106 | 26% | \$168,000 | \$221,000 | 32% | 13 | 33 | 154% |
| East Lyme | 81 | 138 | 70% | \$209,648 | \$249,500 | 19% | 58 | 76 | 31% |
| Griswold | 73 | 125 | 71% | \$112,500 | \$128,450 | 14% | 16 | 16 | 0% |
| Groton | 84 | 187 | 123% | \$162,450 | \$178,900 | 10% | 50 | 66 | 32% |
| Groton Town | 63 | 93 | 48% | \$169,900 | \$167,000 | -2% | 53 | 55 | 4% |
| Ledyard | 82 | 108 | 32% | \$139,900 | \$139,900 | 0% | 52 | 35 | -33% |
| Montville | 65 | 213 | 228% | \$119,900 | \$183,000 | 53% | 13 | 34 | 162% |
| New London | 210 | 224 | 7% | \$130,000 | \$165,000 | 27% | 63 | 58 | -8% |
| Norwich | 256 | 169 | -34% | \$154,950 | \$180,000 | 16% | 182 | 158 | -13% |
| Old Lyme | 90 | 294 | 227% | \$375,000 | \$150,000 | -60% | 3 | 1 | -67% |
| Salem | 54 | 69 | 28% | \$85,950 | \$84,900 | -1% | 14 | 11 | -21% |
| Stonington | 282 | 328 | 16% | \$244,500 | \$265,000 | 8% | 70 | 63 | -10% |
| Waterford | 93 | 141 | 52% | \$184,950 | \$211,750 | 14% | 60 | 58 | -3% |

Tolland County Condo 4th Quarter Data

| Area | 2005 DOM | 2006 DOM | Var% | 2005 Median Price | 2006 Median Price | Var% | 2005 Units | 2006 Units | Var% |
|-------------|----------|----------|------|-------------------|-------------------|------|------------|------------|------|
| Amston | 64 | 90 | 41% | \$132,490 | \$137,000 | 3% | 4 | 1 | -75% |
| Coventry | 150 | 86 | -43% | \$210,500 | \$158,450 | -25% | 10 | 10 | 0% |
| Ellington | 64 | 70 | 9% | \$118,700 | \$136,500 | 15% | 30 | 40 | 33% |
| Hebron | 147 | 281 | 91% | \$305,363 | \$334,628 | 10% | 22 | 31 | 41% |
| Mansfield | 135 | 94 | -30% | \$164,450 | \$163,500 | -1% | 52 | 65 | 25% |
| Stafford | 64 | 82 | 28% | \$128,000 | \$149,100 | 16% | 19 | 32 | 68% |
| Tolland | 140 | 125 | -11% | \$164,900 | \$334,069 | 103% | 17 | 27 | 59% |
| Vernon | 73 | 84 | 15% | \$128,000 | \$157,500 | 23% | 135 | 123 | -9% |
| Willimantic | 100 | 85 | -15% | \$124,000 | \$121,450 | -2% | 5 | 8 | 60% |
| Willington | 42 | 62 | 48% | \$229,700 | \$127,750 | -44% | 2 | 6 | 200% |
| | | | | | | | | | |

Windham County Condo 4th Quarter Data

| Area | 2005 DOM | 2006 DOM | Var% | 2005 Median Price | 2006 Median Price | Var% | 2005 Units | 2006 Units | Var% |
|------------|----------|----------|------|-------------------|-------------------|------|------------|------------|------|
| Ashford | 69 | 74 | 7% | \$73,250 | \$79,000 | 8% | 4 | 4 | 0% |
| Chaplin | 33 | 57 | 73% | \$116,500 | \$130,400 | 12% | 2 | 4 | 100% |
| Killingly | 109 | 203 | 86% | \$127,000 | \$151,000 | 19% | 18 | 14 | -22% |
| Plainfield | 179 | 225 | 26% | \$150,950 | \$119,900 | -21% | 30 | 19 | -37% |
| Putnam | 284 | 211 | -26% | \$213,500 | \$219,900 | 3% | 57 | 37 | -35% |
| Thompson | 155 | 133 | -14% | \$175,000 | \$189,000 | 8% | 5 | 3 | -40% |
| Wauregan | 49 | 51 | 4% | \$103,750 | \$149,900 | 44% | 2 | 1 | -50% |
| Windham | 70 | 79 | 13% | \$69,000 | \$72,000 | 4% | 3 | 3 | 0% |
| Woodstock | 95 | 134 | 41% | \$167,750 | \$183,000 | 9% | 18 | 8 | -56% |
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| | | | | | | | | | |

Condominium 4th Quarter Market Data For All Counties 2005 vs. 2006

| Area | 2005 DOM | 2006 DOM | Var% | 2005 Median Price | 2006 Median Price | Var% | 2005 Units | 2006 Units | Var% |
|---------------|------------|------------|------------|-------------------|-------------------|-----------|--------------|--------------|------------|
| Fairfield | 98 | 121 | 23% | \$284,900 | \$295,000 | 4% | 3995 | 3620 | -9% |
| Hartford | 102 | 111 | 9% | \$164,900 | \$175,000 | 6% | 3337 | 3141 | -6% |
| Litchfield | 90 | 105 | 17% | \$142,000 | \$155,000 | 9% | 529 | 429 | -19% |
| Middlesex | 85 | 114 | 34% | \$153,000 | \$167,000 | 9% | 661 | 576 | -13% |
| New Haven | 99 | 108 | 9% | \$155,500 | \$166,500 | 7% | 3237 | 3042 | -6% |
| New London | 164 | 171 | 4% | \$159,900 | \$184,900 | 16% | 647 | 665 | 3% |
| Tolland | 94 | 105 | 12% | \$138,450 | \$157,000 | 13% | 298 | 343 | 15% |
| Windham | 191 | 184 | -4% | \$175,000 | \$175,000 | 0% | 140 | 95 | -32% |
| | | | | | | | | | |
| Totals | 102 | 117 | 15% | \$183,000 | \$195,000 | 7% | 12844 | 11911 | -7% |