

Price Range Report

For 12/1/2025 To 12/31/2025

Today's date: 1/13/2026

For Associations: All Associations

For Counties: Fairfield

Search Parameters: Property type Residential; Area of '1 - Riverside', '2 - Old Greenwich', '3 - Greenwich', '4 - Cos Cob'; Type of 'Condominium', 'Single Family Residence', 'Stock Cooperative'.

Price Class	Single Family Unit Sales Number of Bedrooms			Condominium Unit Sales Number of Bedrooms			Active Listings		Sales Pending	
	2 or less	3 4 or more	Total	2 or less	3 4 or more	Total	Single Family	Condos	Single Family	Condos
\$0-\$99,999.99			0			0		3		
\$100,000-\$149,999.99			0			0				1
\$150,000-\$199,999.99			0			0				
\$200,000-\$249,999.99			0			0				
\$250,000-\$299,999.99			0			0				
\$300,000-\$349,999.99			0			0				
\$350,000-\$399,999.99			0			0				
\$400,000-\$449,999.99			0			0		1		
\$450,000-\$499,999.99			0	1		1				
\$500,000-\$549,999.99			0	2		2				
\$550,000-\$599,999.99			0	2		2		1		
\$600,000-\$649,999.99			0			0				
\$650,000-\$699,999.99			0			0		1	1	2
\$700,000-\$749,999.99			0			0				
\$750,000-\$799,999.99			0			0	2	2		
\$800,000-\$849,999.99			0	1		1				
\$850,000-\$899,999.99	1		1	3		3	1	2	1	1
\$900,000-\$949,999.99	1		1	1		1				
\$950,000-\$999,999.99			0	1		1	1	1	2	1
\$1,000,000-\$1,099,999.99		1	1			0				
\$1,100,000-\$1,199,999.99		1	1	1	1	2		1		
\$1,200,000-\$1,299,999.99		1	1			0	1	2	1	
\$1,300,000-\$1,399,999.99	1	1	1	3		0		1	1	
\$1,400,000-\$1,499,999.99			0	1		1	1			1
\$1,500,000-\$1,599,999.99	1			1		0		1		
\$1,600,000-\$1,699,999.99		2		2		0	1	2		
\$1,700,000-\$1,799,999.99	1		1		1	1	1	1	1	
\$1,800,000-\$1,899,999.99			0			0	3	1		1
\$1,900,000-\$1,999,999.99			0			0	1	1		
\$2,000,000-\$2,249,999.99	1			1		0	1			
\$2,250,000-\$2,499,999.99		2		2		0	3		1	1
\$2,500,000-\$2,749,999.99	3		3			0	3	1	1	
\$2,750,000-\$2,999,999.99	3		3			0	4			4
\$3,000,000-\$3,249,999.99	3		3			0	1			2
\$3,250,000-\$3,499,999.99	2		2			0	1			
\$3,500,000-\$3,749,999.99	1		1			0		1	1	2
\$3,750,000-\$3,999,999.99	1		1		2	2	3			1
\$4,000,000-\$4,249,999.99	2		2		1	1				1
\$4,250,000-\$4,499,999.99	2		2			0	3	1	4	
\$4,500,000-\$4,749,999.99	3		3			0				3
\$4,750,000-\$4,999,999.99	1		1			0	2			1
\$5,000,000 and over		11	11			0	33	1	15	
Totals	1	6	40	47	13	2	3	18	66	25
Average	1,350,000	1,436,500	4,527,875	4,065,617	814,962	1,444,250	4,063,333	1,426,278	8,103,921	1,514,778
Median	1,350,000	1,375,000	3,500,000	3,150,000	800,000	1,138,500	3,995,000	892,000	4,995,000	1,100,000
										2,995,000
										3,500,000

Property Type	Volume	Median Sold Price	Unit Sales by Financing Type	Unit Sales by Time on Market		
Residential	191,084,000	3,150,000		-Res-	-Cnd-	
Condo	25,673,000	892,000	Not in Lists	47	18	
All	216,757,000	2,642,500	Total Sales	47	18	
						-Res- -Cond-
						1-30 Days
						31-60 Days
						61-90 Days

91-120 Days	5	1
More Than 120 Days	12	4
Total Sales	47	18

Listing information comes from various sources and may not always be accurate. No representation or warranty is made as to the accuracy of this information. You should verify any information that is important to your buying decision. © 2026 MLS and [FBS](#). Prepared by Greenwich MLS on Tuesday, January 13, 2026 10:36 AM.