

# 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				1
\$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	41	11
***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	4,634,854	1,496,682
***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-	-Res-	-Cond-
Condo	25,673,000	892,000	<b>Not in Lists</b>	<b>47</b>	<b>18</b>	1-30 Days 16 6
<b>All</b>	216,757,000	2,642,500	<b>Total Sales</b>	<b>47</b>	<b>18</b>	31-60 Days 11 6
						61-90 Days 3 1

91-120 Days	5	1
More Than 120 Days	12	4
<b>Total Sales</b>	47	18

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