

FAIRFIELD COUNTY Condominiums

Community	Full Year 2007 Days on Market	Full Year 2008 Days on Market	% Change	Full Year 2007 Median Sales Price	Full Year 2008 Median Sales Price	% Change	Full Year 2007 Sales	Full Year 2008 Sales	% Change
Bethel	108	106	-1.9%	\$263,000.00	\$263,000.00	0.0%	45	28	-37.8%
Bridgeport	118	138	16.9%	\$146,000.00	\$139,000.00	-4.8%	383	227	-40.7%
Brookfield	117	135	15.4%	\$233,500.00	\$225,000.00	-3.6%	43	34	-20.9%
Danbury	117	124	6.0%	\$250,000.00	\$253,500.00	1.4%	328	244	-25.6%
Darien	150	121	-19.3%	\$677,000.00	\$575,000.00	-15.1%	9	9	0.0%
Fairfield	126	140	11.1%	\$421,500.00	\$360,000.00	-14.6%	101	62	-38.6%
Greenwich	145	167	15.2%	\$752,500.00	\$722,500.00	-4.0%	151	109	-27.8%
Monroe	124	112	-9.7%	\$295,000.00	\$263,250.00	-10.8%	39	31	-20.5%
New Canaan				\$592,000.00	\$806,000.00	36.1%	60	36	-40.0%
Newtown	233	117	-49.8%	\$357,450.00	\$467,129.00	30.7%	18	10	-44.4%
Norwalk	113	125	10.6%	\$324,000.00	\$313,500.00	-3.2%	481	283	-41.2%
Ridgefield	102	155	52.0%	\$302,500.00	\$318,000.00	5.1%	42	49	16.7%
Shelton	157	158	0.6%	\$297,000.00	\$276,500.00	-6.9%	217	104	-52.1%
Stamford	134	146	9.0%	\$389,440.00	\$345,000.00	-11.4%	843	520	-38.3%
Stratford	112	159	42.0%	\$218,000.00	\$217,000.00	-0.5%	184	129	-29.9%
Trumbull	124	132	6.5%	\$405,000.00	\$360,000.00	-11.1%	27	29	7.4%
Westport	125	133	6.4%	\$800,000.00	\$772,500.00	-3.4%	43	16	-62.8%
Wilton	130	124	-4.6%	\$423,750.00	\$438,500.00	3.5%	26	16	-38.5%

HARTFORD COUNTY Condominiums

Community	Full Year 2007 Days on Market	Full Year 2008 Days on Market	% Change	Full Year 2007 Median Sales Price	Full Year 2008 Median Sales Price	% Change	Full Year 2007 Sales	Full Year 2008 Sales	% Change
Avon	123	106	-13.8%	\$267,500.00	\$237,000.00	-11.4%	98	77	-21.4%
Berlin	142	125	-12.0%	\$271,500.00	\$258,971.00	-4.6%	42	26	-38.1%
Bloomfield	106	124	17.0%	\$199,000.00	\$198,000.00	-0.5%	67	43	-35.8%
Bristol	111	113	1.8%	\$138,500.00	\$138,950.00	0.3%	193	120	-37.8%
Burlington	84	227	170.2%	\$147,500.00	\$130,000.00	-11.9%	9	1	-88.9%
Canton	94	104	10.6%	\$165,000.00	\$152,750.00	-7.4%	47	30	-36.2%
East Granby	234	110	-53.0%	\$285,235.00	\$125,750.00	-55.9%	24	18	-25.0%
East Hartford	125	130	4.0%	\$129,000.00	\$117,500.00	-8.9%	86	55	-36.0%
East Windsor	111	128	15.3%	\$202,450.00	\$205,000.00	1.3%	60	51	-15.0%
Enfield	105	122	16.2%	\$176,250.00	\$163,750.00	-7.1%	118	80	-32.2%
Farmington	99	107	8.1%	\$209,250.00	\$194,500.00	-7.0%	186	139	-25.3%
Glastonbury	90	103	14.4%	\$197,000.00	\$199,950.00	1.5%	155	96	-38.1%
Granby	91	108	18.7%	\$200,000.00	\$185,000.00	-7.5%	28	13	-53.6%
Hartford	141	140	-0.7%	\$87,500.00	\$87,000.00	-0.6%	155	87	-43.9%
Manchester	120	106	-11.7%	\$159,900.00	\$152,500.00	-4.6%	175	118	-32.6%
Marlborough	137	140	2.2%	\$254,900.00	\$242,500.00	-4.9%	5	3	-40.0%
New Britain	107	122	14.0%	\$136,500.00	\$142,000.00	4.0%	126	66	-47.6%
Newington	121	107	-11.6%	\$190,000.00	\$175,000.00	-7.9%	190	173	-8.9%
Plainville	169	117	-30.8%	\$157,900.00	\$152,500.00	-3.4%	89	53	-40.4%
Rocky Hill	102	136	33.3%	\$203,000.00	\$175,000.00	-13.8%	141	103	-27.0%
Simsbury	106	134	26.4%	\$195,700.00	\$174,000.00	-11.1%	81	57	-29.6%
South Windsor	94	105	11.7%	\$177,500.00	\$176,000.00	-0.8%	161	118	-26.7%
Southington	133	136	2.3%	\$191,000.00	\$199,900.00	4.7%	140	88	-37.1%
Suffield	123	118	-4.1%	\$212,899.00	\$210,000.00	-1.4%	45	25	-44.4%
West Hartford	190	143	-24.7%	\$237,500.00	\$224,500.00	-5.5%	184	100	-45.7%
Wethersfield	89	123	38.2%	\$163,000.00	\$187,000.00	14.7%	60	41	-31.7%
Windsor	191	179	-6.3%	\$210,121.50	\$230,000.00	9.5%	92	79	-14.1%
Windsor Locks	97	117	20.6%	\$160,000.00	\$176,700.00	10.4%	61	58	-4.9%

LITCHFIELD COUNTY Condominiums

Community	Full Year 2007 Days on Market	Full Year 2008 Days on Market	% Change	Full Year 2007 Median Sales Price	Full Year 2008 Median Sales Price	% Change	Full Year 2007 Sales	Full Year 2008 Sales	% Change
Kent	142	79	-44.4%	\$265,000.00	\$129,000.00	-51.3%	5	4	-20.0%
Litchfield	156	180	15.4%	\$315,000.00	\$220,000.00	-30.2%	9	6	-33.3%
New Hartford	98	114	16.3%	\$133,000.00	\$144,450.00	8.6%	13	6	-53.8%
New Milford	109	144	32.1%	\$180,550.00	\$174,500.00	-3.4%	127	86	-32.3%
Plymouth	179	107	-40.2%	\$163,450.00	\$134,000.00	-18.0%	14	11	-21.4%
Thomaston	97	128	32.0%	\$133,000.00	\$129,200.00	-2.9%	19	14	-26.3%
Torrington	156	166	6.4%	\$147,300.00	\$132,500.00	-10.0%	104	63	-39.4%
Washington	80	86	7.5%	\$350,000.00	\$390,000.00	11.4%	5	1	-80.0%
Watertown	125	159	27.2%	\$205,000.00	\$195,000.00	-4.9%	23	10	-56.5%
Winchester	80	151	88.8%	\$134,000.00	\$134,000.00	0.0%	15	11	-26.7%
Woodbury	133	159	19.5%	\$195,000.00	\$175,000.00	-10.3%	35	34	-2.9%

MIDDLESEX COUNTY Condominiums

Community	Full Year 2007 Days on Market	Full Year 2008 Days on Market	% Change	Full Year 2007 Median Sales Price	Full Year 2008 Median Sales Price	% Change	Full Year 2007 Sales	Full Year 2008 Sales	% Change
Chester	103	324	214.6%	\$463,650.00	\$469,000.00	1.2%	2	3	50.0%
Clinton	132	135	2.3%	\$204,000.00	\$170,000.00	-16.7%	28	27	-3.6%
Cromwell	101	106	5.0%	\$157,075.00	\$164,950.00	5.0%	161	114	-29.2%
Deep River	130	140	7.7%	\$175,000.00	\$168,000.00	-4.0%	15	9	-40.0%
Durham	144	140	-2.8%	\$263,000.00	\$270,000.00	2.7%	3	3	0.0%
East Haddam	290	286	-1.4%	\$319,900.00	\$435,298.00	36.1%	3	5	66.7%
East Hampton	87	88	1.1%	\$158,750.00	\$169,000.00	6.5%	20	19	-5.0%
Essex	233	156	-33.0%	\$247,500.00	\$190,000.00	-23.2%	9	13	44.4%
Middlefield	257	367	42.8%	\$253,000.00	\$241,500.00	-4.5%	4	8	100.0%
Middletown	102	139	36.3%	\$153,500.00	\$154,500.00	0.7%	223	163	-26.9%
Old Saybrook	196	261	33.2%	\$382,500.00	\$345,000.00	-9.8%	33	12	-63.6%
Portland	157	195	24.2%	\$230,000.00	\$232,500.00	1.1%	13	8	-38.5%
Westbrook	124	166	33.9%	\$473,005.00	\$197,500.00	-58.2%	7	4	-42.9%

TOLLAND COUNTY Condominiums

Community	Full Year 2007 Days on Market	Full Year 2008 Days on Market	% Change	Full Year 2007 Median Sales Price	Full Year 2008 Median Sales Price	% Change	Full Year 2007 Sales	Full Year 2008 Sales	% Change
Coventry	70	115	64.3%	\$164,900.00	\$163,000.00	-1.2%	9	8	-11.1%
Ellington	114	110	-3.5%	\$150,000.00	\$146,000.00	-2.7%	24	40	66.7%
Hebron	441	398	-9.8%	\$315,508.50	\$134,300.00	-57.4%	14	6	-57.1%
Mansfield	124	116	-6.5%	\$195,000.00	\$144,950.00	-25.7%	47	32	-31.9%
Stafford	110	113	2.7%	\$150,000.00	\$124,375.00	-17.1%	9	6	-33.3%
Tolland	124	114	-8.1%	\$180,000.00	\$169,000.00	-6.1%	15	13	-13.3%
Vernon	105	131	24.8%	\$148,000.00	\$153,500.00	3.7%	175	100	-42.9%
Willimantic	50	84	68.0%	\$153,000.00	\$128,000.00	-16.3%	6	2	-66.7%
Willington	97	109	12.4%	\$164,250.00	\$162,500.00	-1.1%	8	6	-25.0%

NEW HAVEN COUNTY Condominiums									
Community	Full Year 2007 Days on Market	Full Year 2008 Days on Market	% Change	Full Year 2007 Median Sales Price	Full Year 2008 Median Sales Price	% Change	Full Year 2007 Sales	Full Year 2008 Sales	% Change
Ansonia	139	56	-59.7%	\$137,500.00	\$185,000.00	34.5%	6	4	-40.0%
Beacon Falls	99	149	50.5%	\$200,000.00	\$237,900.00	19.0%	10	9	-10.0%
Branford	111	140	26.1%	\$202,000.00	\$199,000.00	-1.5%	233	189	-18.9%
Cheshire	123	127	3.3%	\$205,000.00	\$207,450.00	1.2%	93	58	-37.6%
Derby	99	110	11.1%	\$217,000.00	\$189,750.00	-12.6%	47	33	-29.8%
East Haven	105	130	23.8%	\$155,000.00	\$158,000.00	1.9%	132	91	-31.1%
Guilford	93	135	45.2%	\$183,500.00	\$290,000.00	58.0%	40	39	-2.5%
Hamden	135	157	16.3%	\$196,450.00	\$170,000.00	-13.5%	218	164	-24.8%
Madison	200	195	-2.5%	\$380,000.00	\$305,000.00	-19.7%	34	22	-35.3%
Meriden	110	116	5.5%	\$142,500.00	\$156,500.00	9.8%	216	141	-34.7%
Middlebury	266	262	-1.5%	\$464,774.50	\$397,500.00	-14.5%	6	4	-33.3%
Milford	118	132	11.9%	\$231,500.00	\$208,000.00	-10.2%	190	133	-30.0%
Naugatuck	99	120	21.2%	\$140,000.00	\$121,500.00	-13.2%	82	58	-29.3%
New Haven	140	147	5.0%	\$170,950.00	\$183,250.00	7.2%	272	180	-33.8%
North Branford	86	88	2.3%	\$181,900.00	\$170,000.00	-6.5%	27	21	-22.2%
North Haven	134	246	83.6%	\$248,000.00	\$273,500.00	10.3%	25	16	-36.0%
Orange	148	158	6.8%	\$342,000.00	\$282,750.00	-17.3%	3	4	33.3%
Oxford	114	175	53.5%	\$401,000.00	\$377,000.00	-6.0%	3	4	33.3%
Seymour	101	131	29.7%	\$148,900.00	\$141,650.00	-4.9%	53	36	-32.1%
Southbury	164	184	12.2%	\$190,000.00	\$160,000.00	-15.8%	119	101	-15.1%
Wallingford	110	149	35.5%	\$211,450.00	\$202,000.00	-4.5%	168	146	-13.1%
Waterbury	108	140	29.6%	\$105,250.00	\$103,000.00	-2.1%	360	180	-50.0%
West Haven	109	134	22.9%	\$137,900.00	\$140,000.00	1.5%	147	83	-43.5%
Wolcott	238	162	-31.9%	\$280,718.00	\$190,000.00	-32.3%	51	18	-64.7%

NEW LONDON COUNTY Condominiums									
Community	Full Year 2007 Days on Market	Full Year 2008 Days on Market	% Change	Full Year 2007 Median Sales Price	Full Year 2008 Median Sales Price	% Change	Full Year 2007 Sales	Full Year 2008 Sales	% Change
Colchester	240	188	-22%	\$246,000.00	\$210,000.00	-15%	33	25	-23.1%
East Lyme	148	154	4.1%	\$284,988.00	\$220,000.00	-22.8%	67	45	-32.8%
Griswold	128	148	15.6%	\$139,900.00	\$131,200.00	-6.2%	37	18	-51.4%
Groton	148	203	37.2%	\$187,000.00	\$181,000.00	-3.2%	122	74	-39.3%
Ledyard	141	148	5.0%	\$142,350.00	\$124,000.00	-12.9%	36	25	-30.6%
Montville	89	131	47.2%	\$147,250.00	\$180,000.00	22.2%	12	11	-8.3%
New London	148	147	-0.7%	\$175,000.00	\$110,000.00	-37.1%	47	29	-38.3%
Norwich	194	235	21.1%	\$184,500.00	\$188,500.00	2.2%	112	74	-33.9%
Salem	148	151	2.0%	\$81,450.00	\$60,500.00	-25.7%	8	4	-50.0%
Stonington	172	158	-8.1%	\$332,500.00	\$312,500.00	-6.0%	22	26	18.2%
Waterford	124	139	12.1%	\$176,000.00	\$171,575.00	-2.5%	50	34	-32.0%

WINDHAM COUNTY Condominiums									
Community	Full Year 2007 Days on Market	Full Year 2008 Days on Market	% Change	Full Year 2007 Median Sales Price	Full Year 2008 Median Sales Price	% Change	Full Year 2007 Sales	Full Year 2008 Sales	% Change
Ashford	85	66	-22.4%	\$82,000.00	\$84,000.00	2.4%	7	1	-85.7%
Brooklyn	205	258	25.9%	\$189,450.00	\$225,000.00	18.8%	8	4	-50.0%
Chaplin	74	233	214.9%	\$136,200.00	\$99,700.00	-26.8%	4	1	-75.0%
Killingly	84	216	157.1%	\$133,000.00	\$132,500.00	-0.4%	14	13	-7.1%
Plainfield	344	249	-27.6%	\$184,900.00	\$148,900.00	-19.5%	16	14	-12.5%
Putnam	160	191	19.4%	\$190,000.00	\$157,000.00	-17.4%	25	15	-40.0%
Thompson	95	188	97.9%	\$140,000.00	\$162,000.00	15.7%	5	1	-80.0%
Windham	75	71	-5.3%	\$159,900.00	\$124,900.00	-21.9%	5	1	-80.0%
Woodstock	115	175	52.2%	\$168,540.00	\$125,000.00	-25.8%	9	10	11.1%

COUNTY & STATE ROLL-UP Condominiums									
Community	Full Year 2007 Days on Market	Full Year 2008 Days on Market	% Change	Full Year 2007 Median Sales Price	Full Year 2008 Median Sales Price	% Change	Full Year 2007 Sales	Full Year 2008 Sales	% Change
Fairfield	126	139	10.3%	\$295,000.00	\$287,000.00	-2.7%	3243	2067	-36.3%
Hartford	122	121	-0.8%	\$180,000.00	\$173,000.00	-3.9%	2818	1918	-31.9%
Litchfield	129	149	15.5%	\$160,000.00	\$150,000.00	-6.3%	376	251	-33.2%
Middlesex	116	140	20.7%	\$164,000.00	\$165,000.00	0.6%	521	392	-24.8%
New Haven	122	142	16.4%	\$172,000.00	\$175,000.00	1.7%	2540	1734	-31.7%
New London	162	175	8.0%	\$182,000.00	\$180,000.00	-1.1%	512	348	-32.0%
Tolland	122	130	6.6%	\$160,000.00	\$151,000.00	-5.6%	311	215	-30.9%
Windham	162	208	28.4%	\$170,000.00	\$149,000.00	-12.4%	97	60	-38.1%
State of CT	125	137	9.6%	\$199,000	\$190,000	-4.5%	10418	6985	-33.0%