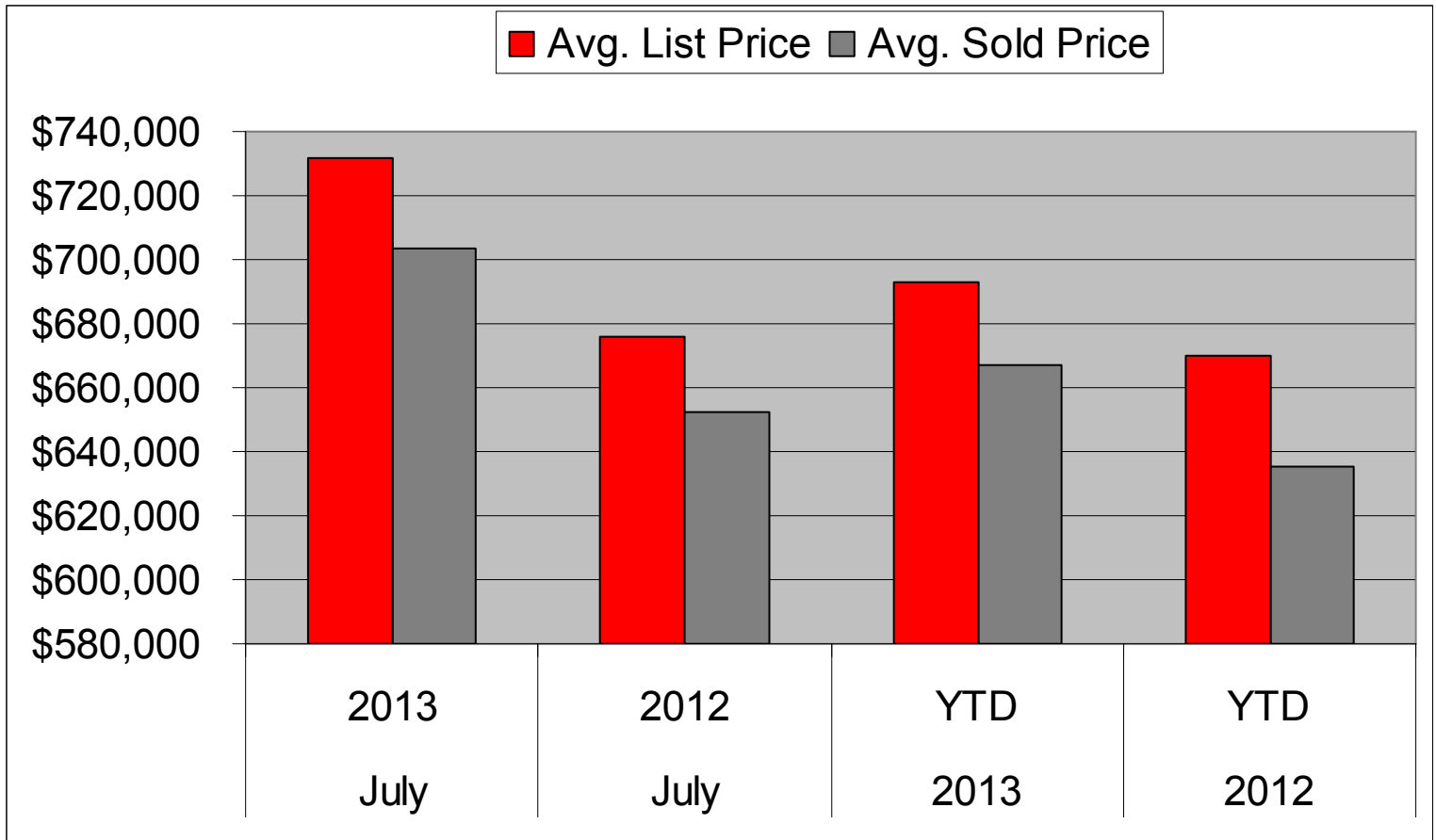




## Fairfield, CT Home Sales Report July 2013

Single Family	July	July	2013	2012	% Chg	% Chg
	2013	2012	YTD	YTD	TY/LY	YTD
Avg. List Price	<b>\$731,896</b>	\$676,049	<b>\$693,164</b>	\$669,792	8%	3%
Avg. Sold Price	<b>\$703,748</b>	\$652,129	<b>\$666,953</b>	\$635,476	8%	5%
% Sale/List Ratio	<b>96%</b>	96%	<b>96%</b>	95%		
Avg. Market Time	<b>116</b>	177	<b>135</b>	190	-34%	-29%
# Sold	<b>136</b>	72	<b>475</b>	402	89%	18%
Median	<b>575500</b>	528000	<b>530000</b>	512500	9%	3%





## Fairfield, CT Home Sales Report July 2013

Street #	Street Name	# Rooms	# Bdrms	#Full Bths	List Price	Sale Price	% sale/list
45	Beacon View	5	3	1	\$ 169,900	\$ 155,000	91%
109	Katona	4	1	1	\$ 189,000	\$ 170,000	90%
44	Rodgers	5	3	2	\$ 236,500	\$ 225,000	95%
130	Massachusetts	4	2	1	\$ 259,000	\$ 240,000	93%
3481	Park	8	3	2	\$ 279,900	\$ 268,000	96%
110	Colony	4	2	2	\$ 275,000	\$ 268,000	97%
2114	Stratfield	5	2	2	\$ 279,900	\$ 272,500	97%
3609	Park	6	3	2	\$ 279,900	\$ 275,000	98%
138	Mona	6	3	3	\$ 378,300	\$ 285,000	75%
227	High	6	3	2	\$ 289,900	\$ 290,000	100%
165	Moritz	6	3	1	\$ 299,000	\$ 290,500	97%
57	Redfield	6	3	2	\$ 319,000	\$ 296,000	93%
14	Hulls	4	2	2	\$ 299,000	\$ 300,000	100%
90	Hulls	5	2	2	\$ 294,900	\$ 300,000	102%
1749	Stratfield	6	3	2	\$ 319,000	\$ 303,500	95%
567	Judd	6	2	2	\$ 333,000	\$ 305,000	92%
1734	Stratfield	7	3	2	\$ 329,900	\$ 308,000	93%
1463	Black Rock	6	2	3	\$ 327,500	\$ 310,000	95%
9	Brookfield	6	3	2	\$ 374,900	\$ 312,075	83%
54	Brookfield	8	3	2	\$ 315,900	\$ 316,000	100%
76	Szost	6	3	1	\$ 305,000	\$ 320,000	105%
121	New England	6	3	2	\$ 335,000	\$ 325,000	97%
600	Wood House	8	3	3	\$ 375,000	\$ 340,000	91%
562	Black Rock	6	3	3	\$ 374,000	\$ 345,000	92%
826	Church Hill	6	3	2	\$ 359,000	\$ 347,000	97%
34	Concord	5	2	1	\$ 375,000	\$ 347,500	93%
132	Division	7	2	2	\$ 349,000	\$ 348,000	100%
145	Tuckahoe	6	3	2	\$ 359,900	\$ 349,000	97%
80	Putting Green	5	3	1	\$ 350,000	\$ 352,500	101%
156	Glengarry	5	2	3	\$ 399,900	\$ 370,000	93%
14	Applegate	6	3	2	\$ 399,800	\$ 370,000	93%
241	Lakeview	6	3	1	\$ 379,900	\$ 370,000	97%
52	Ponuncamo	7	3	2	\$ 365,000	\$ 372,300	102%
46	Youngstown	7	3	2	\$ 375,000	\$ 375,000	100%
80	Fieldcrest	7	3	2	\$ 399,000	\$ 380,000	95%
208	Glengarry	5	2	2	\$ 397,000	\$ 385,000	97%
33	Brooklawn	8	4	2	\$ 429,000	\$ 390,000	91%
3451	Park	7	4	3	\$ 399,900	\$ 395,000	99%
204	Glengarry	6	2	3	\$ 399,000	\$ 395,000	99%
2	Hulls	5	2	2	\$ 425,000	\$ 400,000	94%
75	Stone Ridge	4	2	2	\$ 460,500	\$ 410,000	89%
365	Cross	8	4	3	\$ 449,900	\$ 420,000	93%
65	Gate Ridge	6	3	2	\$ 465,000	\$ 430,000	92%



## Fairfield, CT Home Sales Report July 2013

Street #	Street Name	# Rooms	# Bdrms	#Full Bths	List Price	Sale Price	% sale/list
129	Homefair	7	3	2	\$ 459,900	\$ 435,000	95%
74	Southport Woods	5	3	2	\$ 425,000	\$ 435,000	102%
85	Barnhill	6	2	1	\$ 435,000	\$ 435,000	100%
224	Homeland	7	3	2	\$ 450,000	\$ 437,500	97%
259	Jeniford	6	3	2	\$ 450,000	\$ 450,000	100%
157	Veres	8	4	2	\$ 529,000	\$ 450,000	85%
85	Karen	8	4	4	\$ 469,900	\$ 450,000	96%
435	Reef	6	3	2	\$ 455,000	\$ 455,000	100%
25	Hurd	6	3	2	\$ 529,000	\$ 465,000	88%
94	Country	7	3	2	\$ 479,000	\$ 469,000	98%
236	Stevenson	7	3	3	\$ 499,900	\$ 475,000	95%
25	Dunhill	6	3	2	\$ 499,000	\$ 477,000	96%
75	Warsaw	8	4	3	\$ 499,000	\$ 477,500	96%
2305	Hillside	5	2	1	\$ 475,000	\$ 480,000	101%
201	Brooklawn	9	4	2	\$ 499,000	\$ 482,000	97%
330	Winnepoge	8	3	3	\$ 499,500	\$ 486,250	97%
92	Sigwin	9	3	2	\$ 515,000	\$ 492,000	96%
27	Somerville	4	2	2	\$ 515,000	\$ 495,000	96%
60	Gate Ridge	8	2	4	\$ 510,000	\$ 505,000	99%
15	Sturges	7	4	3	\$ 589,900	\$ 535,000	91%
86	Crest	10	4	3	\$ 599,000	\$ 550,000	92%
35	Saddleview	8	4	2	\$ 560,000	\$ 550,000	98%
193	Benson	7	3	2	\$ 599,750	\$ 562,500	94%
296	Sherwood	8	4	2	\$ 625,000	\$ 575,000	92%
1233	Bronson	6	4	2	\$ 529,900	\$ 575,000	109%
450	Center	6	3	3	\$ 529,900	\$ 576,000	109%
1031	Melville	8	4	3	\$ 594,000	\$ 579,500	98%
291	Ruane	8	3	2	\$ 599,000	\$ 585,000	98%
251	Fern	6	3	2	\$ 649,000	\$ 600,000	92%
19	Falmouth	10	4	4	\$ 625,000	\$ 613,000	98%
95	Holiday	8	4	3	\$ 629,000	\$ 629,000	100%
450	Center	6	2	3	\$ 649,000	\$ 635,000	98%
305	Bullard	8	4	4	\$ 639,999	\$ 638,999	100%
33	Edward	7	3	1	\$ 699,000	\$ 640,000	92%
250	Saxonwood	8	3	3	\$ 649,000	\$ 640,000	99%
425	Primrose	8	4	3	\$ 665,000	\$ 660,000	99%
385	Mountain Laurel	8	4	3	\$ 699,000	\$ 675,000	97%
259	Edward	8	3	3	\$ 699,000	\$ 676,125	97%
94	Osborne	8	4	3	\$ 754,000	\$ 680,000	90%
3725	Redding	9	4	4	\$ 699,000	\$ 694,000	99%
2276	Mill Plain	8	3	2	\$ 709,000	\$ 695,000	98%
462	Wormwood	8	4	3	\$ 724,000	\$ 715,000	99%
38	Trillium	8	4	3	\$ 749,000	\$ 720,000	96%



## Fairfield, CT Home Sales Report July 2013

Street #	Street Name	# Rooms	# Bdrms	#Full Bths	List Price	Sale Price	% sale/list
74	Brighton View	8	4	3	\$ 734,900	\$ 727,000	99%
120	Morehouse	9	4	3	\$ 759,000	\$ 740,000	97%
2027	Hillside	8	3	2	\$ 795,000	\$ 750,000	94%
74	College Park	7	3	3	\$ 779,000	\$ 750,000	96%
110	Osborne	8	4	4	\$ 774,000	\$ 774,000	100%
137	Towne House	7	3	2	\$ 900,000	\$ 775,000	86%
99	Eastlawn	8	4	3	\$ 799,000	\$ 779,000	97%
109	Brookside	9	4	4	\$ 825,000	\$ 780,000	95%
84	Turney	7	3	3	\$ 784,000	\$ 784,000	100%
921	Kings	9	4	3	\$ 819,900	\$ 810,000	99%
1248	Pequot	11	4	4	\$ 899,000	\$ 820,000	91%
82	Charter Oak	10	4	3	\$ 849,900	\$ 820,000	96%
88	Half Mile	10	5	3	\$ 849,000	\$ 820,000	97%
100	Lucille	8	4	3	\$ 899,900	\$ 850,000	94%
40	Tanglewood	12	6	4	\$ 899,000	\$ 860,000	96%
696	Hillside	7	4	4	\$ 995,000	\$ 875,000	88%
1113	Stillson	8	4	3	\$ 930,000	\$ 890,000	96%
166	High Meadow	8	3	3	\$ 949,000	\$ 900,000	95%
60	Patricia	10	4	4	\$ 959,999	\$ 927,500	97%
533	Mill Hill	9	5	4	\$ 949,500	\$ 930,000	98%
275	Fallowfield	10	4	4	\$ 974,900	\$ 945,000	97%
392	Old Oaks	10	4	6	\$ 979,000	\$ 957,000	98%
625	Towne House	10	5	4	\$1,029,000	\$ 995,000	97%
21	Wareham	10	4	4	\$ 999,000	\$ 1,015,000	102%
541	Silver Spring	9	5	3	\$1,099,950	\$ 1,050,000	95%
1348	Stillson	11	5	5	\$1,099,000	\$ 1,050,000	96%
40	Victoria	9	4	6	\$1,069,000	\$ 1,069,000	100%
495	Algonquin	13	5	6	\$1,175,000	\$ 1,070,000	91%
570	Unquowa	10	4	4	\$1,150,000	\$ 1,075,000	93%
590	Hulls	10	5	3	\$1,125,000	\$ 1,100,000	98%
44	Pansy	12	4	4	\$1,099,000	\$ 1,100,000	100%
232	Range	9	4	4	\$1,100,000	\$ 1,125,000	102%
66	Gate Stone	10	4	7	\$1,230,000	\$ 1,150,000	93%
334	Brambly Hedge	9	4	4	\$1,235,000	\$ 1,215,000	98%
510	Hulls Farm	13	6	5	\$1,275,000	\$ 1,237,500	97%
223	Jennie	14	5	4	\$1,299,000	\$ 1,299,000	100%
1210	Pine Creek	9	4	4	\$1,359,000	\$ 1,300,000	96%
739	Mill Hill	9	3	4	\$1,325,000	\$ 1,325,000	100%
33	Fern	10	5	3	\$1,399,000	\$ 1,350,000	96%
310	Governors	14	5	6	\$1,399,000	\$ 1,357,000	97%
544	Rowland	10	5	4	\$1,399,000	\$ 1,370,000	98%
55	Cider Mill	12	5	6	\$1,449,000	\$ 1,375,000	95%
825	Mill Hill	12	5	4	\$1,399,000	\$ 1,395,000	100%
162	Penfield	10	5	5	\$1,449,000	\$ 1,450,000	100%
43	Hickory	11	5	4	\$1,549,000	\$ 1,500,000	97%
989	Pequot	9	4	4	\$1,750,000	\$ 1,600,000	91%
4536	Congress	13	5	6	\$1,650,000	\$ 1,612,500	98%
389	Redding	13	6	10	\$2,495,000	\$ 2,310,000	93%
1050	Old Academy	12	6	8	\$2,800,000	\$ 2,700,000	96%
3055	Congress	14	7	8	\$3,595,000	\$ 3,375,000	94%