

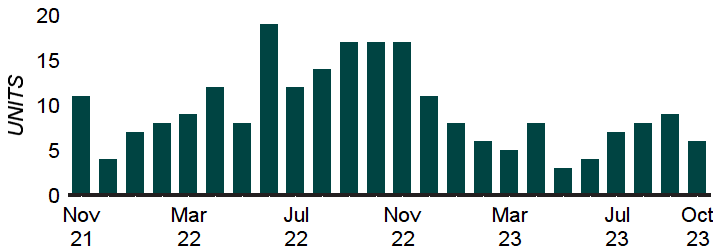
# OCTOBER 2023 MARKET REPORT

Derby  
Single Family For Sale

	October 2023	CHANGE FROM September 2023	CHANGE FROM October 2022
MEDIAN SALE PRICE	\$380,000	▲ 13.40%	▲ 25.40%
AVERAGE SALE PRICE	\$372,400	▲ 10.10%	▲ 24.50%
UNITS SOLD	5	▼ -44.40%	▼ -28.60%
AVERAGE DAYS ON MARKET	39	▲ 25.80%	▼ -2.50%
% OF SALES PRICE	100.94	▼ -0.40%	▲ 0.30%
UNITS FOR SALE	14	▼ -12.50%	▼ -36.40%
MONTHS OF INVENTORY	2.80	▲ 55.60%	▼ -9.70%

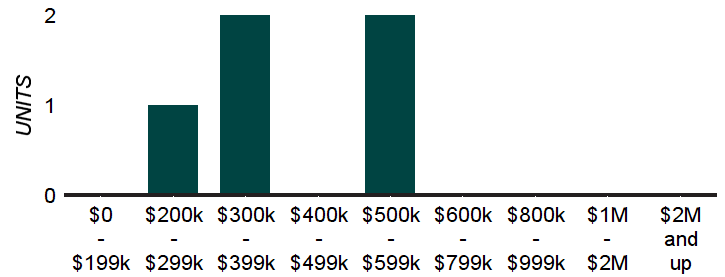
## HOMES FOR SALE

Number of homes listed for sale, end of month



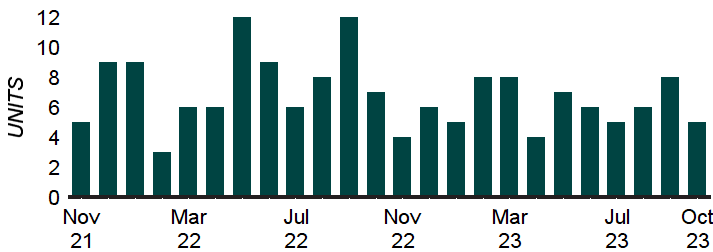
## HOMES FOR SALE BY PRICE RANGE

Number of homes listed for sale at the end of month



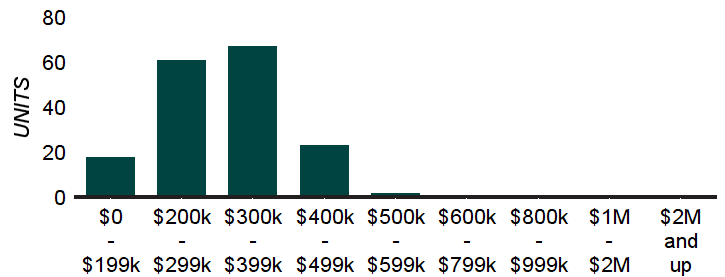
## HOMES SOLD

Number of homes sold



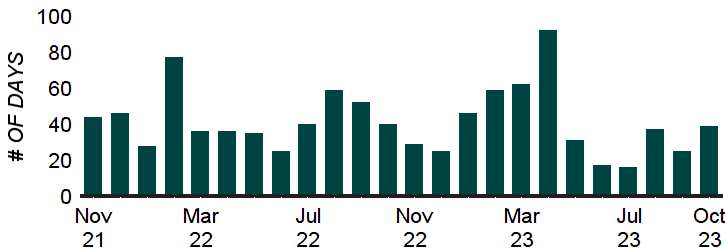
## HOMES SOLD BY PRICE RANGE

Number of homes sold in the previous two years



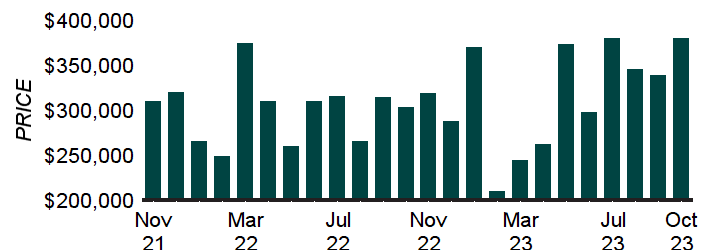
## DAYS ON MARKET - SOLDS

Average days on market for all homes sold



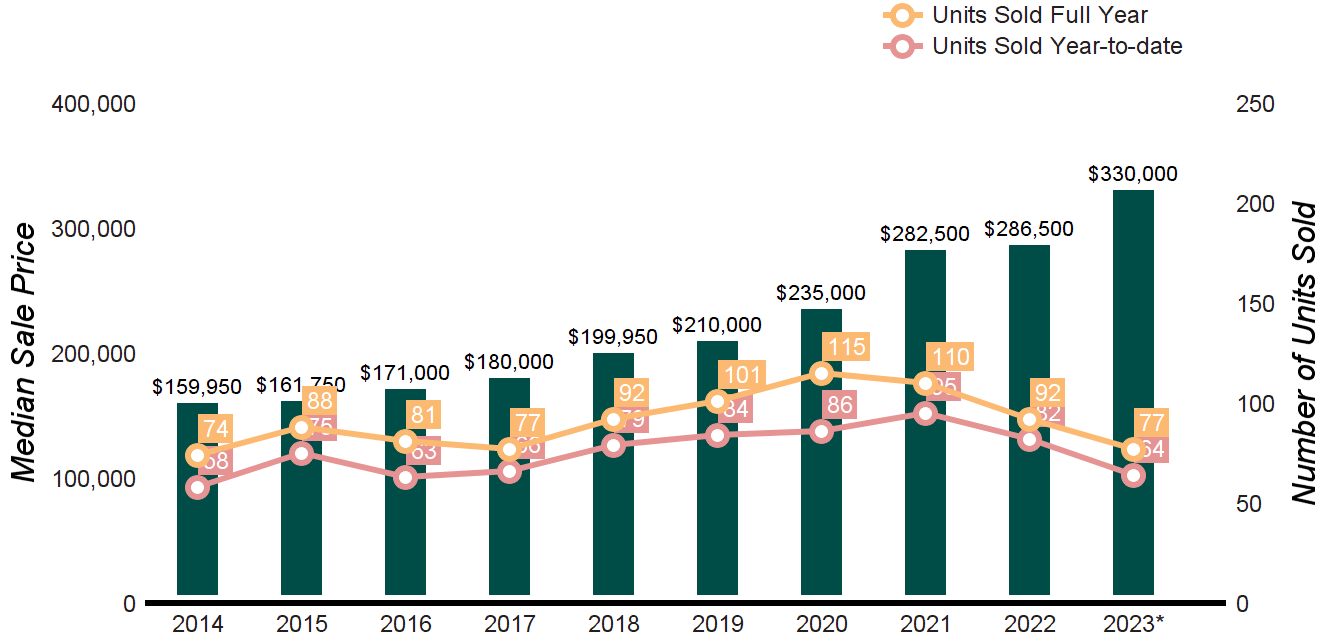
## MEDIAN SALE PRICE

Price of the "middle" homes sold - an equal number of sales were above AND below this price



# TEN-YEAR MARKET HISTORY

Derby  
Single Family For Sale



	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023*
<b>UNITS SOLD</b>	74	88	81	77	92	101	115	110	92	77
	▲ 28%	▲ 19%	▼ 8%	▼ 5%	▲ 19%	▲ 10%	▲ 14%	▼ 4%	▼ 16%	▼ 16%
<b>MEDIAN SOLD PRICE</b>	\$159,950	\$161,750	\$171,000	\$180,000	\$199,950	\$210,000	\$235,000	\$282,500	\$286,500	\$330,000
	▲ 3%	▲ 1%	▲ 6%	▲ 5%	▲ 11%	▲ 5%	▲ 12%	▲ 20%	▲ 1%	▲ 15%

Data source: Smart MLS, Single Family For Sale Homes. Information believed to be accurate but not warranted.

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\*2023 year-to-date Homes and Median Price are through 10/31/2023

For 2023, Homes on Full-Year Line Graph are annualized based on actual sales year-to-date