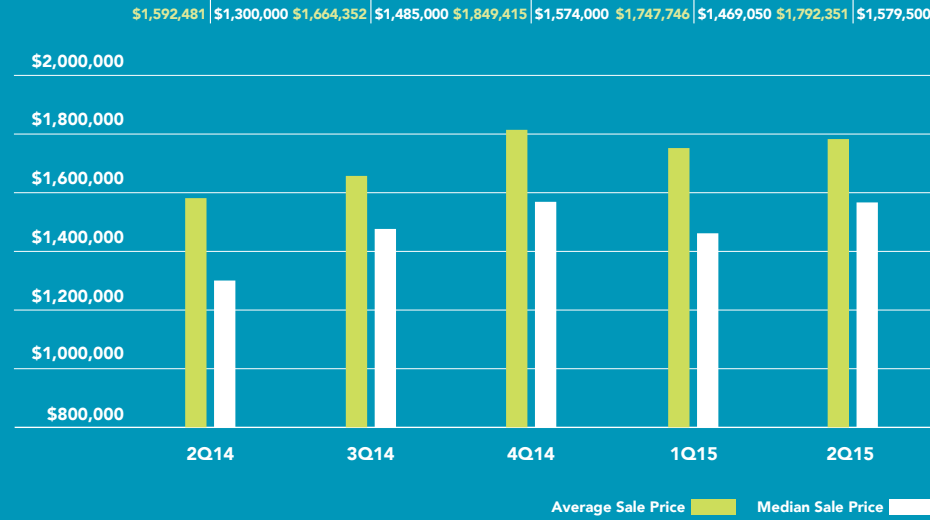




# Darien

Both prices and the number of sales posted strong increases in Darien compared to 2014's second quarter. The average price climbed 13% and the median price 22% over the past year. The number of sales was 17% higher during this time.

## AVERAGE AND MEDIAN SALE PRICE

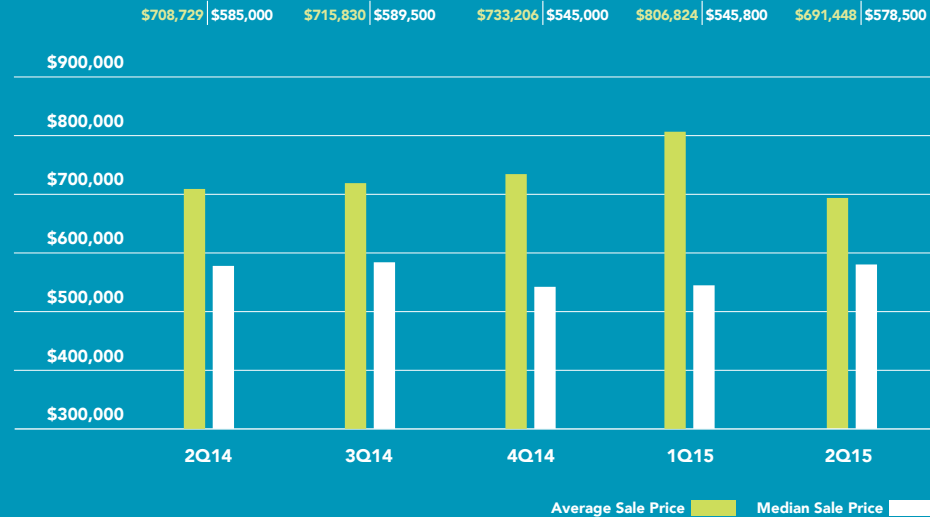


	NUMBER OF SALES	DAYS ON MARKET
2Q15	90	113
1Q15	34	140
4Q14	54	117
3Q14	99	107
2Q14	77	121

# Fairfield

The number of sales rose 16% in Fairfield from 2014's second quarter, with 250 closings reported. Prices were slightly lower than a year ago, with the average price falling 2% and the median price down 1%.

## AVERAGE AND MEDIAN SALE PRICE

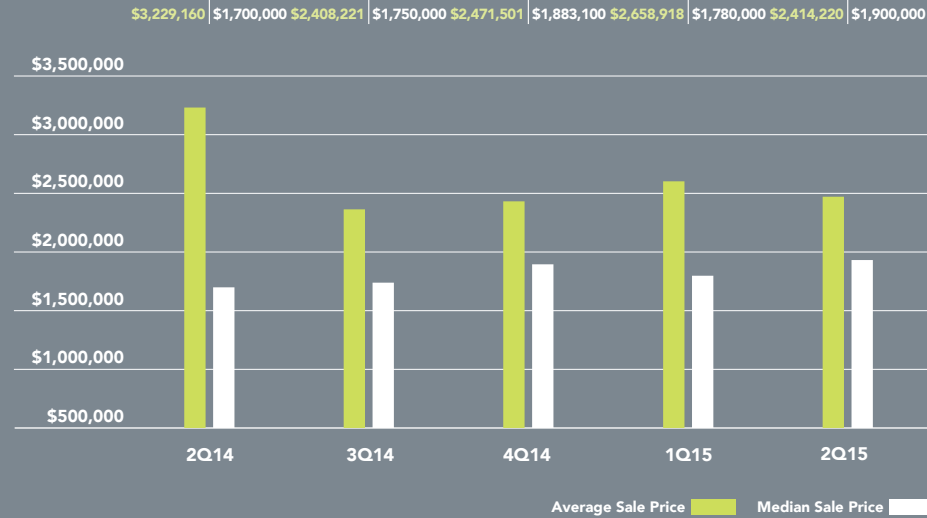


	NUMBER OF SALES	DAYS ON MARKET
2Q15	250	96
1Q15	111	104
4Q14	120	96
3Q14	200	99
2Q14	215	95

# Greenwich

A record \$120 million sale inflated the average price in Greenwich a year ago, so it's not surprising the 2Q15 average price fell in comparison. The median price, which measures the middle of the market, as well as the number of sales both rose over this time.

## AVERAGE AND MEDIAN SALE PRICE

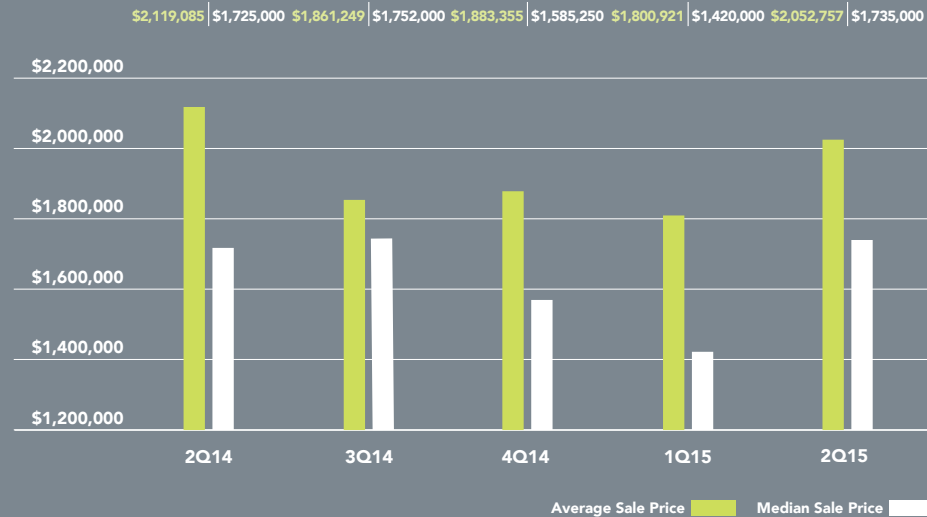


	NUMBER OF SALES	DAYS ON MARKET
2Q15	207	170
1Q15	90	179
4Q14	144	166
3Q14	185	139
2Q14	173	158

# New Canaan

Prices were mixed compared to a year ago in New Canaan, with a modest decline in the average price, but a slight uptick in the median. The number of sales was 18% higher than the second quarter of 2014.

## AVERAGE AND MEDIAN SALE PRICE

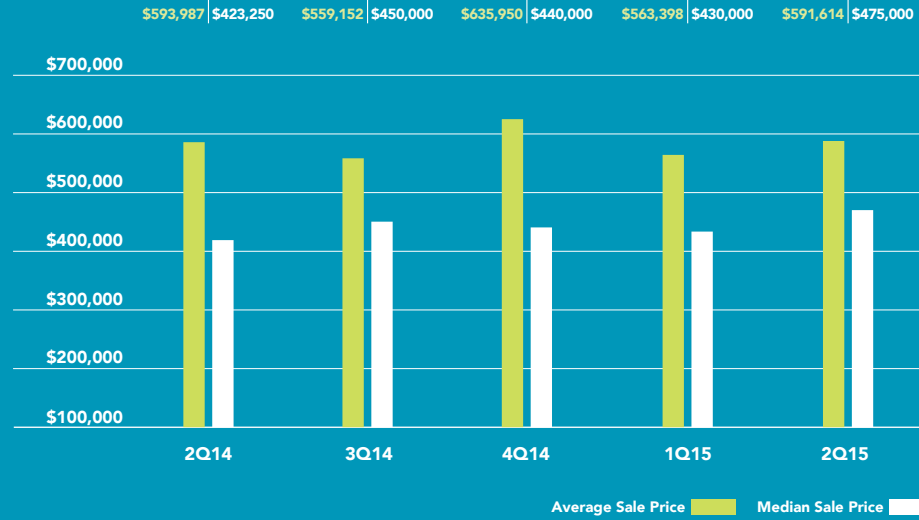


	NUMBER OF SALES	DAYS ON MARKET
2Q15	85	166
1Q15	34	192
4Q14	54	175
3Q14	81	153
2Q14	72	164

# Norwalk

The median price rose 12% in Norwalk from the second quarter of 2014, to \$475,000. The number of sales was slightly higher than a year ago, while homes spent 6% less time on the market.

## AVERAGE AND MEDIAN SALE PRICE

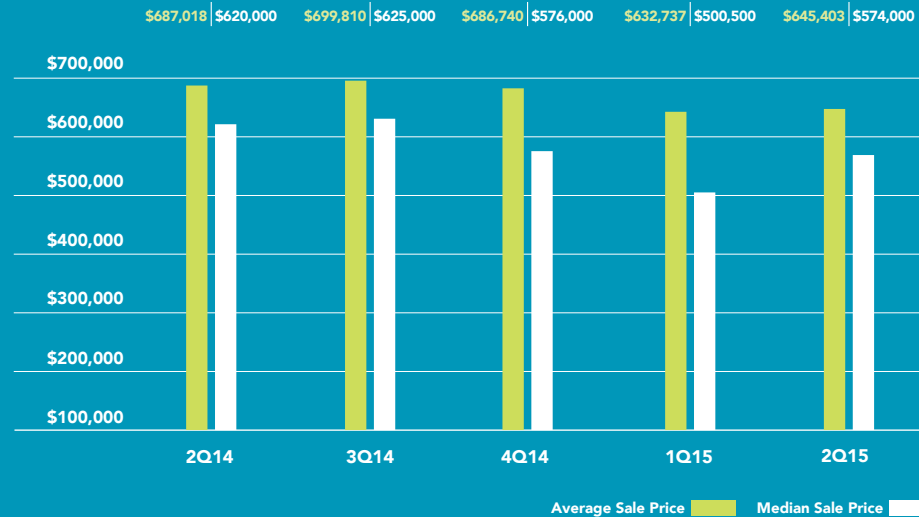


	NUMBER OF SALES	DAYS ON MARKET
2Q15	173	92
1Q15	107	107
4Q14	149	114
3Q14	171	91
2Q14	170	98

# Stamford

Both the average and median price fell in Stamford over the past year, despite an 19% increase in the number of sales. Homes spent an average of 92 days on the market, which was 12% less time than in 2014's second quarter.

## AVERAGE AND MEDIAN SALE PRICE

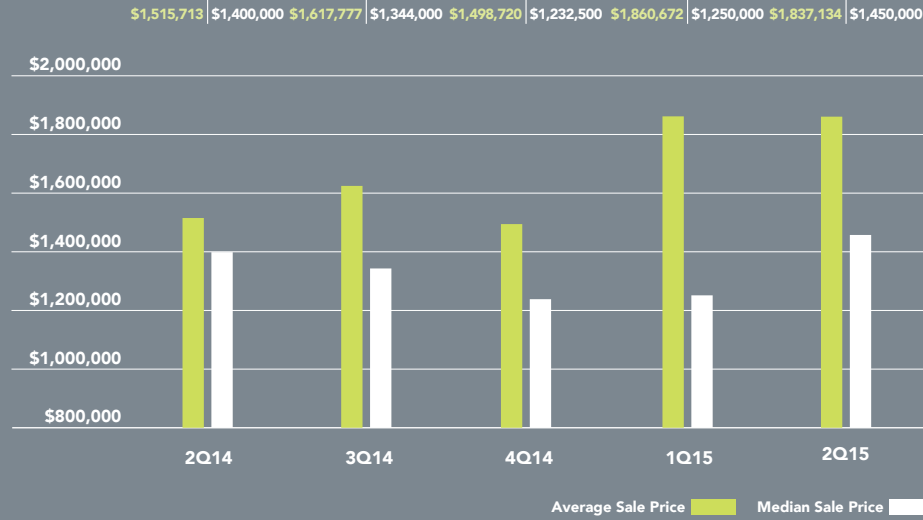


	NUMBER OF SALES	DAYS ON MARKET
2Q15	198	92
1Q15	122	130
4Q14	180	102
3Q14	199	82
2Q14	167	104

# Westport

The average price rose sharply from last year's abnormally low figure in Westport, to \$1,837,134. The median price posted a more modest increase, rising 4% during this time.

## AVERAGE AND MEDIAN SALE PRICE

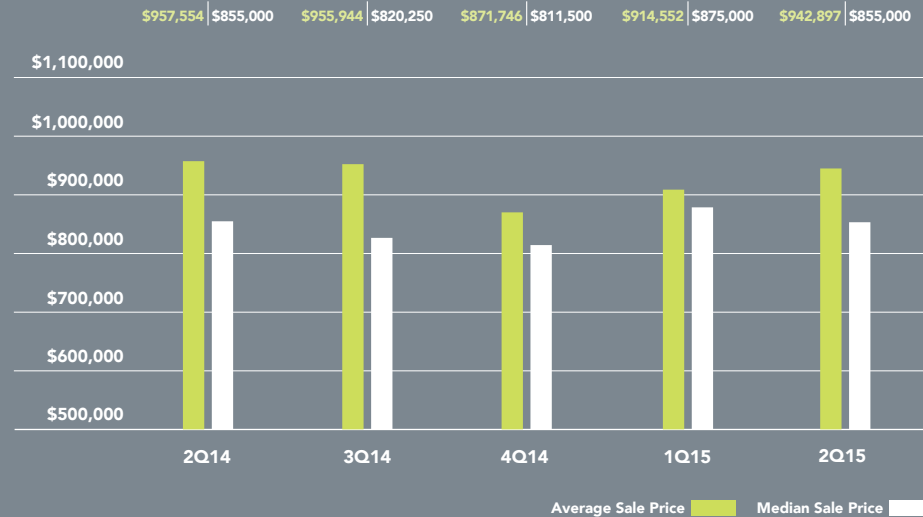


	NUMBER OF SALES	DAYS ON MARKET
2Q15	97	120
1Q15	61	126
4Q14	96	137
3Q14	119	99
2Q14	105	104

# Wilton

While the median price was unchanged in Wilton compared to a year ago, the average price and number of sales fell slightly. Homes spent 4% longer on the market than last year, at an average of 124 days.

## AVERAGE AND MEDIAN SALE PRICE



	NUMBER OF SALES	DAYS ON MARKET
2Q15	69	124
1Q15	29	114
4Q14	48	114
3Q14	72	97
2Q14	73	119



## OFFICES

### CONNECTICUT DARIEN

671 Boston Post Road  
Darien, CT 06820  
203.655.1418

### NEW CANAAN

183 Elm Street  
New Canaan, CT 06840  
203.966.7800

### ROWAYTON

140 Rowayton Avenue  
Rowayton, CT 06853  
203.655.1418

### GREENWICH

125 Mason Street  
Greenwich, CT 06830  
203.869.8100

### GREENWICH

75 Holly Hill Lane  
Greenwich, CT 06830  
203.869.8100

### STAMFORD

1099 High Ridge Road  
Stamford, CT 06905  
203.329.8801

### WESTPORT

379 Post Road East  
Westport, CT 06880  
203.221.0666

### WILTON

21 River Road  
Wilton, CT 06897  
203.762.8118

### MANHATTAN PARK AVENUE

499 Park Avenue  
New York, NY 10022  
212.734.0010

### EAST SIDE

770 Lexington Avenue  
New York, NY 10065  
212.317.7800

### WEST SIDE

408 Columbus Avenue  
New York, NY 10024  
212.769.3000

### VILLAGE

831 Broadway  
New York, NY 10003  
212.253.9300

### SOHO

451 West Broadway  
New York, NY 10012  
212.253.9300

### HARLEM

2169 Frederick Douglass Boulevard  
New York, NY 10026  
212.381.2570

### WASHINGTON HEIGHTS

819 West 187th Street  
New York, NY 10033  
212.928.3805

### RIVERDALE

**RIVERDALE JOHNSON**  
3531 Johnson Avenue  
Riverdale, NY 10463  
718.878.1700

### RIVERDALE MOSHOLU

5626 Mosholu Avenue  
Riverdale, NY 10471  
718.549.4116

### BROOKLYN BROOKLYN HEIGHTS

150 Montague Street  
Brooklyn, NY 11201  
718.613.2000

### BOERUM HILL

495 Atlantic Avenue  
Brooklyn, NY 11217  
718.613.2090

### PARK SLOPE

76 Seventh Avenue  
Brooklyn, NY 11217  
718.399.2222

### PARK SLOPE

244 Fifth Avenue  
Brooklyn, NY 11215  
718.622.9300

### COBBLE HILL

162 Court Street  
Brooklyn, NY 11201  
718.613.2020

### BEDFORD STUYVESANT

316 Stuyvesant Avenue  
Brooklyn, NY 11233  
718.613.2800

### HUDSON VALLEY HUDSON

526 Warren Street  
Hudson, NY 12534  
518.828.0181

### NEW JERSEY HOBOKEN

200 Washington Street  
Hoboken, NJ 07030  
201.478.6700

### MONTCLAIR

635 Valley Road,  
Montclair, NJ 07030  
973.744.6033

### HAMPTONS EAST HAMPTON

2 Newtown Lane  
East Hampton, NY 11937  
631.324.6100

### SOUTHAMPTON

31 Main Street  
Southampton, NY 11968  
631.283.2883

### CORPORATE COMMERCIAL SALES

770 Lexington Avenue  
New York, NY 10065  
212.381.3208

### DEVELOPMENT MARKETING

445 Park Avenue  
New York, NY 10022  
212.253.9300

### GLOBAL SERVICES

770 Lexington Avenue  
New York, NY 10065  
800.765.2692 x6521

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