

## 2006 - 2007 Market Summary

<u>Single Family Home Sales in Greenwich</u>				
Price Range	2006	2007	Unit Difference	% Difference
Less than \$400,000	1	0	-1	-100%
\$400,000 - \$599,999	14	12	-2	-14%
\$600,000 - \$749,999	43	39	-4	-9%
\$750,000 - \$999,999	88	76	-12	-14%
\$1,000,000 - \$1,499,999	120	112	-8	-7%
\$1,500,000 - \$1,999,999	109	100	-9	-8%
\$2,000,000 - \$2,999,999	133	145	12	9%
\$3,000,000 - \$3,999,999	87	83	-4	-5%
\$4,000,000 - \$4,999,999	47	46	-1	-2%
Greater than \$5,000,000	85	113	28	33%
	<b>727</b>	<b>726</b>	<b>-1</b>	<b>0%</b>
<b>Average Price</b>	<b>\$2,663,647</b>	<b>\$2,973,201</b>		<b>11.62%</b>
<b>Median Price</b>	<b>\$1,940,000</b>	<b>\$2,100,000</b>		<b>8.25%</b>

<u>Other Categories of the Greenwich Real Estate Market</u>				
<b><u>Condominium</u></b>	<b>227</b>	<b>208</b>	<b>-19</b>	<b>-8%</b>
Average Price	\$944,078	\$1,047,054		10.91%
Median Price	\$735,000	\$750,000		2.04%
<b><u>Multi-Family</u></b>	<b>43</b>	<b>49</b>	<b>6</b>	<b>14%</b>
Average Price	\$1,057,977	\$1,227,331		16.01%
Median Price	\$810,000	\$811,199		0.15%
<b><u>Land</u></b>	<b>31</b>	<b>26</b>	<b>-5</b>	<b>-16%</b>
Average Price	\$2,890,419	\$3,825,846		32.36%
Median Price	\$1,600,000	\$2,225,000		39.06%