



NEW LONDON COUNTY 2002 SALES BY TOWN For Single Family Homes*



	# of Sales	Median Sale Price	Average Sale Price	% Sale to List Price	Days on Market
Bozrah	8	\$157,500	\$164,063	100.00%	74
Colchester	68	\$227,250	\$225,987	98.06%	123
East Lyme	199	\$229,000	\$270,271	95.26%	116
Franklin	15	\$180,000	\$189,963	98.67%	154
Griswold	111	\$152,400	\$161,983	97.70%	115
Groton	280	\$200,000	\$260,063	95.52%	117
Lebanon	25	\$184,000	\$194,608	99.04%	162
Ledyard	235	\$189,900	\$208,373	97.84%	107
Lisbon	42	\$170,720	\$190,449	96.81%	131
Lyme	97	\$293,000	\$356,514	96.04%	141
Montville	240	\$166,500	\$182,848	98.61%	113
New London	176	\$133,500	\$156,059	95.05%	106
North Stonington	55	\$215,000	\$221,299	97.03%	100
Norwich	335	\$135,000	\$143,808	96.57%	100
Preston	44	\$172,750	\$194,989	96.99%	90
Salem	61	\$218,000	\$237,717	98.23%	171
Sprague	22	\$169,450	\$208,227	100.00%	89
Stonington	202	\$281,250	\$351,690	96.38%	125
Voluntown	33	\$170,000	\$162,280	97.33%	139
Waterford	242	\$203,450	\$247,530	97.61%	124

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**NEW LONDON COUNTY 2002 SALES BY TOWN
For Multifamily Homes***



	# of Sales	Median Sale Price	Average Sale Price	% Sale to List Price	Days on Market
Bozrah	3	\$124,900	\$133,433	97.71%	138
Colchester	1	\$190,000	\$190,000	97.49%	68
East Lyme	9	\$208,000	\$211,889	90.09%	224
Franklin	0				
Griswold	17	\$130,000	\$131,818	94.35%	184
Groton	18	\$162,750	\$168,966	94.65%	113
Lebanon	0				
Ledyard	0				
Lisbon	1	\$149,000	\$149,000	100.00%	99
Lyme	1	\$160,000	\$160,000	88.94%	209
Montville	7	\$165,000	\$149,857	98.36%	110
New London	94	\$123,700	\$128,868	96.53%	136
North Stonington	0				
Norwich	109	\$130,000	\$125,106	96.00%	119
Preston	0				
Salem	0				
Sprague	13	\$134,900	\$121,069	97.49%	126
Stonington	18	\$174,950	\$226,122	92.96%	145
Voluntown	1	\$125,000	\$125,000	100.00%	84
Waterford	4	\$133,950	\$131,350	94.47%	90

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**NEW LONDON COUNTY 2002 SALES BY TOWN
For Condominiums***



	# of Sales	Median Sale Price	Average Sale Price	% Sale to List Price	Days on Market
Bozrah	0				
Colchester	3	\$139,000	\$116,333	98.48%	65
East Lyme	68	\$104,450	\$127,401	97.31%	71
Franklin	0				
Griswold	43	\$49,900	\$58,533	91.77%	85
Groton	117	\$100,000	\$123,964	97.96%	93
Lebanon	0				
Ledyard	24	\$99,450	\$102,250	99.28%	92
Lisbon	0				
Lyme	4	\$310,250	\$259,375	92.14%	161
Montville	28	\$75,000	\$83,118	97.82%	74
New London	43	\$68,000	\$86,391	98.86%	128
North Stonington	0				
Norwich	86	\$84,400	\$92,494	96.95%	122
Preston	0				
Salem	9	\$45,000	\$45,122	92.78%	84
Sprague	0				
Stonington	33	\$285,000	\$271,618	97.00%	144
Voluntown	0				
Waterford	48	\$132,750	\$134,010	98.71%	79

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**NEW LONDON COUNTY 2002 SALES BY TOWN
For Mobile Homes***



	# of Sales	Median Sale Price	Average Sale Price	% Sale to List Price	Days on Market
Bozrah	0				
Colchester	2	\$57,000	\$57,000	95.40	66
East Lyme	0				
Franklin	0				
Griswold	6	\$29,450	\$43,233	96.50%	122
Groton	24	\$25,500	\$26,275	91.83%	95
Lebanon	0				
Ledyard	3	\$24,900	\$29,667	89.99%	55
Lisbon	3	\$26,000	\$43,300	96.36%	93
Lyme	0				
Montville	17	\$34,000	\$42,524	93.57%	68
New London	0				
North Stonington	0				
Norwich	9	\$30,000	\$29,244	92.45%	109
Preston	0				
Salem	0				
Sprague	0				
Stonington	7	\$25,000	\$30,557	94.52%	73
Voluntown	0				
Waterford	4	\$22,000	\$21,750	92.55%	109

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**NEW LONDON COUNTY 2002 SALES BY TOWN
For Residential Land***



	# of Sales	Median Sale Price	Average Sale Price	% Sale to List Price	Days on Market
Bozrah	4	\$55,000	\$49,500	91.08%	143
Colchester	2	\$51,750	\$51,750	90.87%	156
East Lyme	21	\$105,000	\$122,633	92.49%	194
Franklin	4	\$52,500	\$235,578	59.42%	216
Griswold	22	\$31,000	\$39,864	89.76%	156
Groton	25	\$55,000	\$170,844	93.43%	237
Lebanon	3	\$56,200	\$55,367	89.33%	23
Ledyard	12	\$55,000	\$77,492	98.85%	182
Lisbon	3	\$150,000	\$169,227	100.00%	58
Lyme	9	\$185,000	\$177,711	90.63%	284
Montville	37	\$65,000	\$64,565	97.11%	192
New London	2	\$116,250	\$116,250	97.32%	702
North Stonington	29	\$85,000	\$127,243	94.44%	172
Norwich	25	\$35,000	\$48,420	85.67%	268
Preston	7	\$53,000	\$65,686	87.68%	585
Salem	12	\$52,500	\$55,767	86.36%	364
Sprague	11	\$35,000	\$36,364	86.15%	165
Stonington	28	\$92,750	\$198,107	95.00%	254
Voluntown	5	\$53,000	\$71,760	93.27%	167
Waterford	21	\$92,500	\$106,795	95.81%	164

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**NEW LONDON COUNTY 2002 SALES BY TOWN
For Commercial Properties***



	# of Sales	Median Sale Price	Average Sale Price	% Sale to List Price	Days on Market
Bozrah	0				
Colchester	0				
East Lyme	3	\$223,000	\$238,592	82.37%	222
Franklin	1	\$1,200,000	\$1,200,000	85.71%	80
Griswold	2	\$450,000	\$450,000	45.57%	86
Groton	8	\$181,150	\$350,038	97.24%	265
Lebanon	0				
Ledyard	0				
Lisbon	0				
Lyme	1	\$325,000	\$325,000	67.01%	817
Montville	5	\$220,000	\$246,400	85.63%	358
New London	6	\$235,000	\$246,917	88.48%	324
North Stonington	1	\$410,000	\$410,000	78.10%	282
Norwich	12	\$138,500	\$200,075	62.53%	200
Preston	0				
Salem	1	\$360,000	\$360,000	93.51%	155
Sprague	0				
Stonington	8	\$235,000	\$188,363	80.85%	232
Voluntown	0				
Waterford	2	\$136,000	\$136,000	95.81%	396

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