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*News for Darien*

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## **Darien & Rowayton Real Estate Report: July 27 to Aug 3**

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**Categories :** [Real Estate](#)

**Tagged as :** [Darien Real Estate](#), [Darien Real Estate 2017](#), [Darien Real Estate Statistics](#), [Darien Real Estate Statistics 2017](#), [Deirdre McGovernReal Estate 2017](#)

**Date :** August 3, 2017

Here's Deirdre McGovern's report on Darien and Rowayton real estate for July 27 to Aug. 3, 2017:

### **Darien/Rowayton Real Estate Transactions for July 27 - August 3, 2017**

#### **This week's Darien highlights:**

- 6 New to Market Listings in Darien
- 6 Price Reductions in Darien
- 10 Accepted Offers in Darien

- 16 Closed Sales in Darien
- 25 Open Houses in Darien

### This week's Rowayton highlights:

- 2 New to Market Listing in Rowayton
- 2 Price Reductions in Rowayton
- 3 Accepted Offers in Rowayton
- 3 Closed Sales in Rowayton
- 9 Open Houses in Rowayton

### New Listings

Address	Town	Sq Feet	Price
<a href="#">455 Mansfield Avenue</a>	Darien	9923	\$3,999,000.00
<a href="#">24 Waverly Road</a>	Darien	3052	\$2,395,000.00
<a href="#">45 Huckleberry Lane</a>	Darien	5385	\$1,895,000.00
<a href="#">17 Yarmouth Road</a>	Rowayton	3299	\$1,695,000.00
<a href="#">19 Yarmouth Road</a>	Rowayton	2890	\$1,125,000.00
<a href="#">307 West Avenue</a>	Darien	1638	\$849,000.00
<a href="#">24 Charles Street</a>	Darien	1560	\$799,000.00
<a href="#">6 Greenwood Avenue</a>	Darien	2976	\$785,000.00

### Price Changes

Address	Town	Original Price	Previous Price	Current Price
<a href="#">45 South Beach Drive</a>	Rowayton	\$3,950,000.00	\$3,825,000.00	\$3,650,000.00
<a href="#">8,10,12,14 Locust Hill Road</a>	Darien	\$4,500,000.00	\$3,900,000.00	\$3,250,000.00
<a href="#">20 Birch Road</a>	Darien	\$2,995,000.00	\$2,995,000.00	\$2,895,000.00
<a href="#">32 Nearwater Road</a>	Rowayton	\$1,699,000.00	\$1,699,000.00	\$1,675,000.00
<a href="#">48 Kensett Lane</a>	Darien	\$1,795,000.00	\$1,695,000.00	\$1,595,000.00
<a href="#">136 Raymond Street</a>	Darien	\$1,650,000.00	\$1,549,000.00	\$1,548,000.00
<a href="#">67 Dubois Street</a>	Darien	\$1,025,000.00	\$1,025,000.00	\$999,999.00
<a href="#">1 Oak Park Avenue</a>	Darien	\$879,000.00	\$849,000.00	\$819,000.00

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### Accepted Offers

Address	Town	Current Price
<a href="#">43 Stony Brook Road</a>	Darien	\$2,875,000.00
<a href="#">2 Settlers Trail, Unit 2</a>	Darien	\$1,995,000.00
<a href="#">40 Allwood Road</a>	Darien	\$1,989,000.00
<a href="#">20 Walmsley Road</a>	Darien	\$1,795,000.00
<a href="#">14 Circle Road</a>	Darien	\$1,650,000.00
<a href="#">18 Park Place</a>	Darien	\$1,499,000.00
<a href="#">33 Tower Drive</a>	Darien	\$1,499,000.00
<a href="#">9 Burchard Lane</a>	Rowayton	\$1,295,000.00
<a href="#">20 Dickinson Road</a>	Darien	\$925,000.00
<a href="#">199 Hollow Tree Ridge Road</a>	Darien	\$799,000.00
<a href="#">7 Robinson Street</a>	Darien	\$749,000.00
<a href="#">1 Arnold Lane</a>	Rowayton	\$595,000.00
<a href="#">2 Burchard Lane</a>	Rowayton	\$400,000.00

### Title Passed

Address	Town	Listed Price	Sold Price
12 Parsons Walk	Darien	\$2,375,000.00	\$2,400,000.00
20 Plymouth Road	Darien	\$2,495,000.00	\$2,392,500.00
26 Stony Brook Road South	Darien	\$2,345,000.00	\$2,300,000.00
16 Phillips Lane	Darien	\$2,095,000.00	\$1,880,000.00
21 Oakshade Avenue	Darien	\$1,649,000.00	\$1,651,250.00
5 Meadow Road	Darien	\$1,595,000.00	\$1,542,000.00
101 Kensett Lane	Darien	\$1,425,000.00	\$1,425,000.00
11 Great Hill Road	Darien	\$1,150,000.00	\$1,092,500.00
220 Old Kings Hwy North	Darien	\$1,089,000.00	\$1,070,000.00
264 Noroton Avenue	Darien	\$1,145,000.00	\$1,060,000.00
9 Phillips Lane	Darien	\$1,025,000.00	\$1,005,000.00
27 Edgewood Road	Darien	\$995,000.00	\$985,000.00
2 Laforge Road	Darien	\$995,000.00	\$900,000.00
15 Renshaw Road	Darien	\$899,000.00	\$860,000.00
77 Maple Street	Darien	\$870,000.00	\$850,000.00
18 Old Witch Court	Rowayton	\$879,000.00	\$837,000.00
74 Roton Avenue	Rowayton	\$899,000.00	\$836,000.00
347 Rowayton Avenue	Rowayton	\$725,000.00	\$720,000.00
276 West Avenue	Darien	\$745,000.00	\$680,000.00

### Open Houses

Address	Town	Price	Date & Time
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<a href="#">42 Contentment Island Road</a>	Darien	\$11,200,000.00	Sunday, 1-3:00 PM
<a href="#">134 Five Mile River Road</a>	Darien	\$3,799,525.00	Sunday, 1-4:00 PM
<a href="#">40 Blueberry Lane</a>	Darien	\$3,750,000.00	Sunday, 1-3:00 PM
<a href="#">45 South Beach Drive</a>	Rowayton	\$3,650,000.00	Sunday, 1-4:00 PM
<a href="#">20 Birch Road</a>	Darien	\$2,895,000.00	Sunday, 2-4:00 PM
<a href="#">63 Saint Nicholas Road</a>	Darien	\$2,395,000.00	Sunday, 1-4:00 PM
<a href="#">27 Tory Hole Road</a>	Darien	\$2,395,000.00	Sunday, 2-4:00 PM
<a href="#">77 Roton Avenue</a>	Rowayton	\$2,395,000.00	Sunday, 1-3:00 PM
<a href="#">11 Parsons Walk</a> — <b>PICTURED</b>	Darien	\$2,195,000.00	Sunday, 1-3:00 PM
<a href="#">61 Five Mile River Road</a>	Darien	\$2,099,000.00	Saturday, 3-5:00 PM
<a href="#">58 Greenleaf Avenue</a>	Darien	\$1,999,500.00	Sunday, 2-4:00 PM
<a href="#">126 Wilson Avenue</a>	Rowayton	\$1,999,000.00	Sunday, 11:30-1:30 PM
<a href="#">2 Settler's Trail, Unit 3</a>	Darien	\$1,995,000.00	Sunday, 1-3:00 PM
<a href="#">450 Mansfield Avenue</a>	Darien	\$1,895,000.00	Sunday, 1-4:00 PM
<a href="#">146 Holmes Avenue</a>	Darien	\$1,795,000.00	Saturday, 1-4:00 PM
<a href="#">27 Pheasant Run</a>	Darien	\$1,759,000.00	Sunday, 1-3:00 PM
<a href="#">36 Catalpa Terrace</a>	Darien	\$1,699,000.00	Sunday, 11-1:00 PM
<a href="#">48 Kensett Lane</a>	Darien	\$1,595,000.00	Saturday, 1-3:00 PM
<a href="#">66 Highland Avenue</a>	Rowayton	\$1,449,000.00	Sunday, 2-4:00 PM
<a href="#">42 Goodwives River Road</a>	Darien	\$1,390,000.00	Sunday, 1-3:00 PM
<a href="#">22 Lake Drive</a>	Darien	\$1,215,000.00	Sunday, 1-3:00 PM
<a href="#">7 Briar Brae Road</a>	Darien	\$1,175,000.00	Sunday, 1-3:00 PM
<a href="#">176 Highland Avenue</a>	Rowayton	\$1,149,000.00	Sunday, 1-3:00 PM
<a href="#">580 Hoyt Street</a>	Darien	\$1,099,000.00	Sunday, 1-3:00 PM
<a href="#">67 Dubois Street</a>	Darien	\$999,999.00	Sunday, 1-3:00 PM
<a href="#">237 Noroton Avenue</a>	Darien	\$989,000.00	Sunday, 1-3:00 PM
<a href="#">12 Little Brook Road</a>	Rowayton	\$989,000.00	Sunday, 1-3:00 PM
<a href="#">22 Woodbine Street</a>	Rowayton	\$899,000.00	Sunday, 1-3:00 PM
<a href="#">28 Arnold Lane</a>	Rowayton	\$879,000.00	Sunday, 2-4:00 PM
<a href="#">307 West Avenue</a>	Darien	\$849,000.00	Sunday, 2-4:00 PM
<a href="#">1 Oak Park Avenue</a>	Darien	\$819,000.00	Sunday, 1-3:00 PM
<a href="#">88 Hecker Avenue</a>	Darien	\$799,000.00	Sunday, 1-3:00 PM
<a href="#">26 Ward Lane</a>	Darien	\$695,000.00	Sunday, 1-3:00 PM
<a href="#">310 Rowayton Avenue</a>	Rowayton	\$534,800.00	Sunday, 12-2:00 PM

*More about Deirdre McGovern [here](#)*

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*See also:*

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- [Darien & Rowayton Real Estate Report: July 20 to 27](#) (July 27)
- [Darien & Rowayton Real Estate Report: July 13 to 20](#) (July 20)
- [Darien & Rowayton Real Estate Report: July 6 to 13](#) (July 13)
- [Red Rose Circle Home Sells for \\$1.25 Million & Other Darien Home Sales](#) (July 20)
- [Gardiner St House Sells for Almost \\$2.5M & Other Darien Home Sales](#) (July 7)
- [Raymond Street House Goes for \\$1.15 Million & Other Darien Home Sales](#) (June 29)

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