

Local Market Update for October 2017

A Research Tool Provided by Vermont Realtors®



Washington County

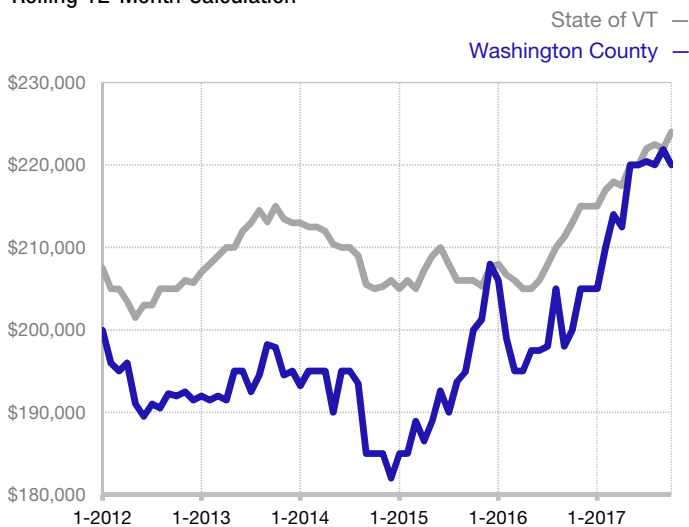
Single-Family	October			YTD		
	2016	2017	Percent Change	Thru 10-2016	Thru 10-2017	Percent Change
Key Metrics						
New Listings	43	55	+ 27.9%	731	764	+ 4.5%
Pending Sales	57	66	+ 15.8%	457	527	+ 15.3%
Closed Sales	50	64	+ 28.0%	419	473	+ 12.9%
Median Sales Price*	\$227,000	\$199,950	- 11.9%	\$200,000	\$220,000	+ 10.0%
Average Sales Price*	\$277,591	\$244,771	- 11.8%	\$235,404	\$243,977	+ 3.6%
Percent of Original List Price Received*	93.8%	93.0%	- 0.9%	92.5%	92.8%	+ 0.3%
Days on Market Until Sale	151	110	- 27.2%	185	123	- 33.5%
Inventory of Homes for Sale	428	357	- 16.6%	--	--	--
Months Supply of Inventory	10.2	7.3	- 28.4%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse-Condo	October			YTD		
	2016	2017	Percent Change	Thru 10-2016	Thru 10-2017	Percent Change
Key Metrics						
New Listings	22	20	- 9.1%	156	173	+ 10.9%
Pending Sales	11	16	+ 45.5%	99	146	+ 47.5%
Closed Sales	12	10	- 16.7%	92	139	+ 51.1%
Median Sales Price*	\$151,025	\$98,250	- 34.9%	\$159,000	\$157,000	- 1.3%
Average Sales Price*	\$172,079	\$140,200	- 18.5%	\$178,543	\$171,855	- 3.7%
Percent of Original List Price Received*	92.7%	93.1%	+ 0.4%	90.2%	91.6%	+ 1.6%
Days on Market Until Sale	72	175	+ 143.1%	192	163	- 15.1%
Inventory of Homes for Sale	132	101	- 23.5%	--	--	--
Months Supply of Inventory	13.9	7.2	- 48.2%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single-Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

