

Local Market Update for April 2017

A Research Tool Provided by Vermont Realtors®



Addison County

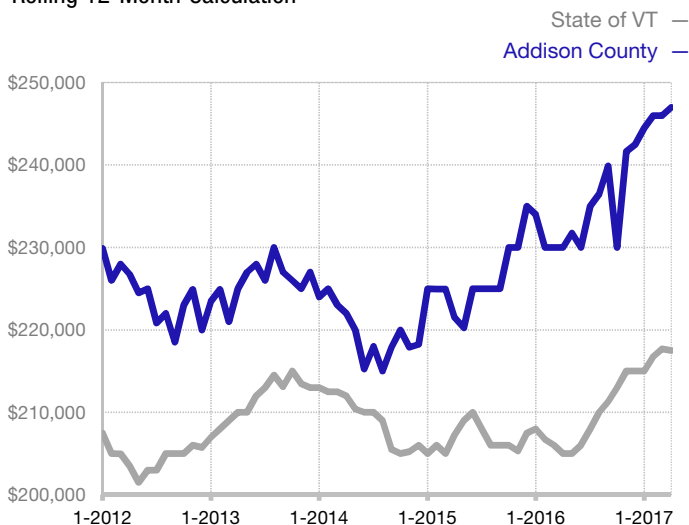
Single-Family	April			YTD		
	2016	2017	Percent Change	Thru 4-2016	Thru 4-2017	Percent Change
Key Metrics						
New Listings	67	62	- 7.5%	200	174	- 13.0%
Pending Sales	34	27	- 20.6%	96	90	- 6.3%
Closed Sales	23	14	- 39.1%	79	66	- 16.5%
Median Sales Price*	\$198,950	\$224,750	+ 13.0%	\$198,950	\$229,000	+ 15.1%
Average Sales Price*	\$254,993	\$256,857	+ 0.7%	\$247,092	\$258,016	+ 4.4%
Percent of Original List Price Received*	88.9%	93.9%	+ 5.6%	88.5%	91.1%	+ 2.9%
Days on Market Until Sale	213	143	- 32.9%	218	135	- 38.1%
Inventory of Homes for Sale	283	247	- 12.7%	--	--	--
Months Supply of Inventory	10.7	9.5	- 11.2%	--	--	--

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

Townhouse-Condo	April			YTD		
	2016	2017	Percent Change	Thru 4-2016	Thru 4-2017	Percent Change
Key Metrics						
New Listings	1	4	+ 300.0%	8	5	- 37.5%
Pending Sales	1	2	+ 100.0%	4	6	+ 50.0%
Closed Sales	0	0	--	3	7	+ 133.3%
Median Sales Price*	\$0	\$0	--	\$152,000	\$194,500	+ 28.0%
Average Sales Price*	\$0	\$0	--	\$171,141	\$269,321	+ 57.4%
Percent of Original List Price Received*	0.0%	0.0%	--	92.7%	94.5%	+ 1.9%
Days on Market Until Sale	0	0	--	125	113	- 9.6%
Inventory of Homes for Sale	5	4	- 20.0%	--	--	--
Months Supply of Inventory	2.5	1.9	- 24.0%	--	--	--

* 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

