

# Local Market Update for April 2017

A Research Tool Provided by Vermont Realtors®



## Norwich

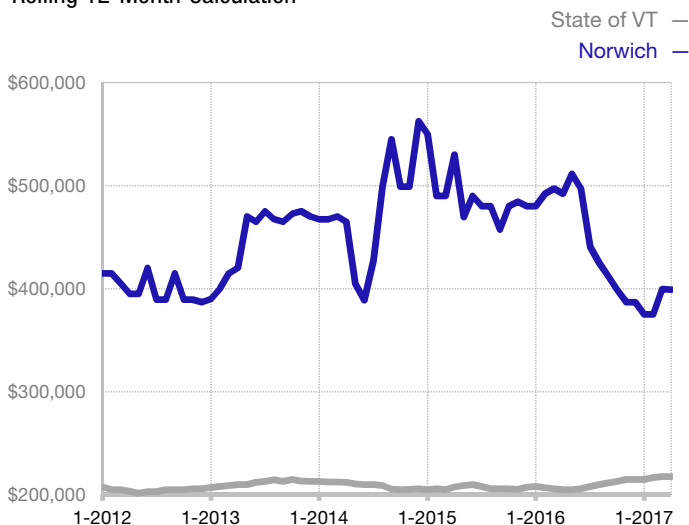
Single-Family	April			YTD		
	2016	2017	Percent Change	Thru 4-2016	Thru 4-2017	Percent Change
<b>Key Metrics</b>						
New Listings	7	5	- 28.6%	23	25	+ 8.7%
Pending Sales	2	8	+ 300.0%	8	20	+ 150.0%
Closed Sales	2	3	+ 50.0%	2	9	+ 350.0%
Median Sales Price*	\$384,400	<b>\$260,000</b>	- 32.4%	\$384,400	<b>\$629,000</b>	+ 63.6%
Average Sales Price*	\$384,400	<b>\$405,000</b>	+ 5.4%	\$384,400	<b>\$515,889</b>	+ 34.2%
Percent of Original List Price Received*	99.4%	<b>84.0%</b>	- 15.5%	99.4%	<b>87.8%</b>	- 11.7%
Days on Market Until Sale	140	<b>100</b>	- 28.6%	140	<b>173</b>	+ 23.6%
Inventory of Homes for Sale	35	<b>16</b>	- 54.3%	--	--	--
Months Supply of Inventory	10.6	<b>3.9</b>	- 63.2%	--	--	--

\* 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
<b>Key Metrics</b>						
New Listings	0	1	--	1	3	+ 200.0%
Pending Sales	0	0	--	0	2	--
Closed Sales	0	1	--	0	2	--
Median Sales Price*	\$0	<b>\$190,000</b>	--	\$0	<b>\$195,000</b>	--
Average Sales Price*	\$0	<b>\$190,000</b>	--	\$0	<b>\$195,000</b>	--
Percent of Original List Price Received*	0.0%	<b>96.0%</b>	--	0.0%	<b>94.7%</b>	--
Days on Market Until Sale	0	<b>31</b>	--	0	<b>24</b>	--
Inventory of Homes for Sale	0	<b>1</b>	--	--	--	--
Months Supply of Inventory	0.0	<b>0.5</b>	--	--	--	--

\* 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

