

Local Market Update for April 2017

A Research Tool Provided by Vermont Realtors®



Randolph

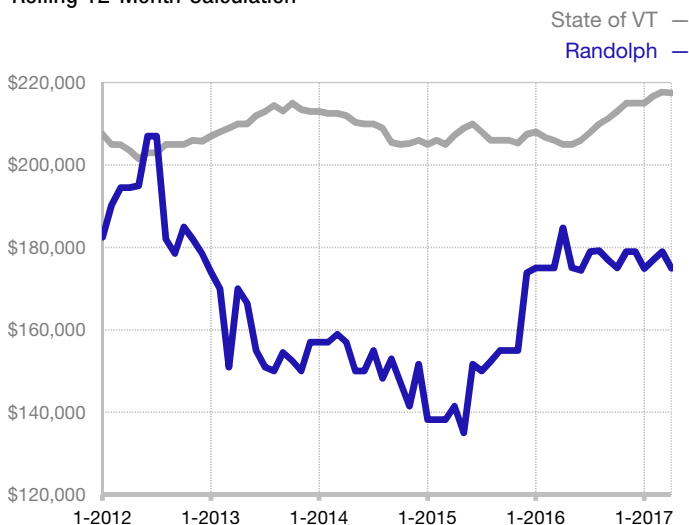
Single-Family	April			YTD		
	2016	2017	Percent Change	Thru 4-2016	Thru 4-2017	Percent Change
Key Metrics						
New Listings	11	11	0.0%	30	19	- 36.7%
Pending Sales	5	7	+ 40.0%	12	17	+ 41.7%
Closed Sales	2	3	+ 50.0%	7	16	+ 128.6%
Median Sales Price*	\$237,500	\$167,500	- 29.5%	\$220,000	\$167,100	- 24.0%
Average Sales Price*	\$237,500	\$155,038	- 34.7%	\$174,343	\$166,057	- 4.8%
Percent of Original List Price Received*	88.5%	88.1%	- 0.5%	77.5%	94.3%	+ 21.7%
Days on Market Until Sale	297	138	- 53.5%	410	126	- 69.3%
Inventory of Homes for Sale	56	40	- 28.6%	--	--	--
Months Supply of Inventory	16.4	8.6	- 47.6%	--	--	--

* 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	0	0	--	1	3	+ 200.0%
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	2	4	+ 100.0%	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--

* 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

