

Local Market Update for April 2017

A Research Tool Provided by Vermont Realtors®



Williston

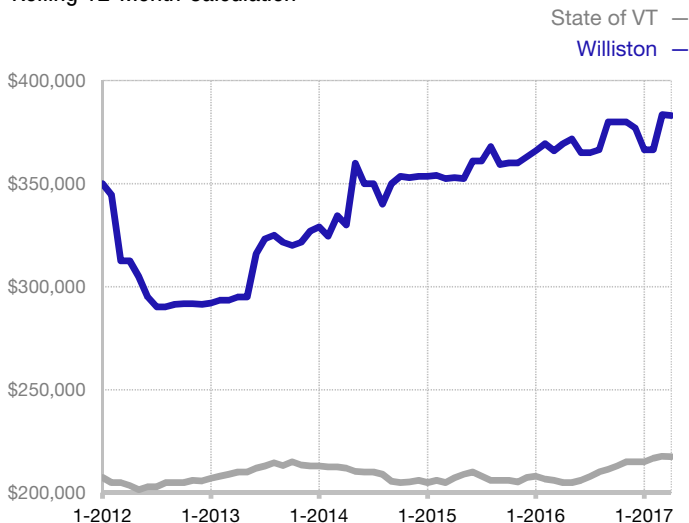
Single-Family	April			YTD		
	2016	2017	Percent Change	Thru 4-2016	Thru 4-2017	Percent Change
Key Metrics						
New Listings	9	10	+ 11.1%	43	39	- 9.3%
Pending Sales	12	11	- 8.3%	39	28	- 28.2%
Closed Sales	6	2	- 66.7%	26	16	- 38.5%
Median Sales Price*	\$423,250	\$437,500	+ 3.4%	\$367,000	\$373,750	+ 1.8%
Average Sales Price*	\$444,583	\$437,500	- 1.6%	\$363,760	\$403,469	+ 10.9%
Percent of Original List Price Received*	94.7%	102.6%	+ 8.3%	94.3%	95.3%	+ 1.1%
Days on Market Until Sale	176	5	- 97.2%	152	80	- 47.4%
Inventory of Homes for Sale	39	32	- 17.9%	--	--	--
Months Supply of Inventory	4.3	4.7	+ 9.3%	--	--	--

* 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	9	8	- 11.1%	27	23	- 14.8%
Pending Sales	6	7	+ 16.7%	19	28	+ 47.4%
Closed Sales	3	6	+ 100.0%	10	19	+ 90.0%
Median Sales Price*	\$250,000	\$267,000	+ 6.8%	\$244,000	\$317,500	+ 30.1%
Average Sales Price*	\$255,000	\$269,333	+ 5.6%	\$270,090	\$315,971	+ 17.0%
Percent of Original List Price Received*	99.5%	98.1%	- 1.4%	97.5%	98.2%	+ 0.7%
Days on Market Until Sale	45	32	- 28.9%	101	78	- 22.8%
Inventory of Homes for Sale	19	15	- 21.1%	--	--	--
Months Supply of Inventory	3.6	2.6	- 27.8%	--	--	--

* 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

