

Local Market Update for April 2017

A Research Tool Provided by Vermont Realtors®



Winhall

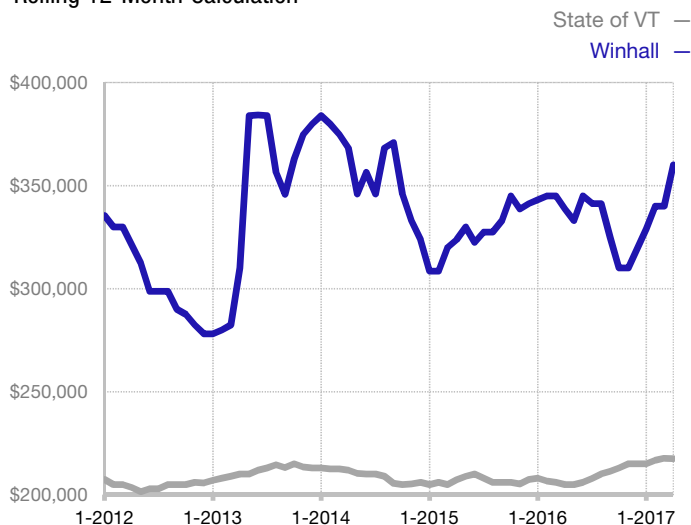
Single-Family	April			YTD		
Key Metrics	2016	2017	Percent Change	Thru 4-2016	Thru 4-2017	Percent Change
New Listings	4	5	+ 25.0%	29	25	- 13.8%
Pending Sales	2	4	+ 100.0%	16	23	+ 43.8%
Closed Sales	6	6	0.0%	17	16	- 5.9%
Median Sales Price*	\$248,250	\$400,000	+ 61.1%	\$283,500	\$382,500	+ 34.9%
Average Sales Price*	\$272,208	\$396,000	+ 45.5%	\$371,132	\$416,813	+ 12.3%
Percent of Original List Price Received*	84.2%	91.3%	+ 8.4%	81.9%	86.1%	+ 5.1%
Days on Market Until Sale	350	221	- 36.9%	294	225	- 23.5%
Inventory of Homes for Sale	99	84	- 15.2%	--	--	--
Months Supply of Inventory	27.6	19.3	- 30.1%	--	--	--

* 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		
Key Metrics	2016	2017	Percent Change	Thru 4-2016	Thru 4-2017	Percent Change
New Listings	1	2	+ 100.0%	11	11	0.0%
Pending Sales	1	1	0.0%	1	3	+ 200.0%
Closed Sales	0	0	--	1	2	+ 100.0%
Median Sales Price*	\$0	\$0	--	\$350,000	\$201,750	- 42.4%
Average Sales Price*	\$0	\$0	--	\$350,000	\$201,750	- 42.4%
Percent of Original List Price Received*	0.0%	0.0%	--	88.6%	97.7%	+ 10.3%
Days on Market Until Sale	0	0	--	766	59	- 92.3%
Inventory of Homes for Sale	28	29	+ 3.6%	--	--	--
Months Supply of Inventory	18.7	14.5	- 22.5%	--	--	--

* 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

