

# Local Market Update for August 2017

A Research Tool Provided by Vermont Realtors®



## Norwich

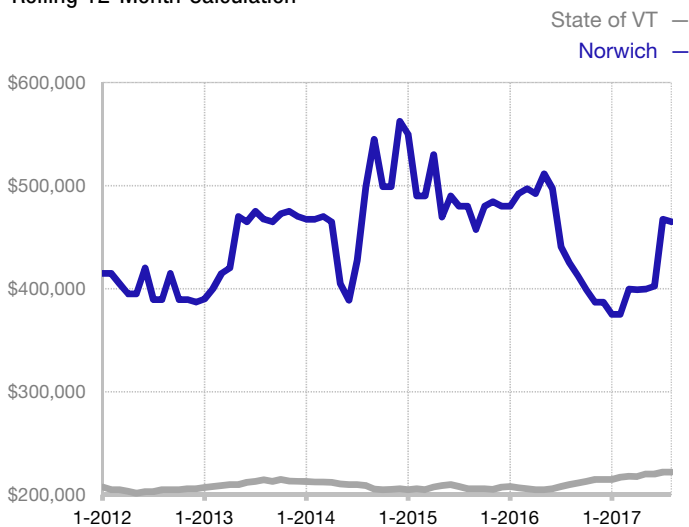
Single-Family	August			YTD		
	2016	2017	Percent Change	Thru 8-2016	Thru 8-2017	Percent Change
<b>Key Metrics</b>						
New Listings	3	3	0.0%	45	41	- 8.9%
Pending Sales	2	3	+ 50.0%	23	33	+ 43.5%
Closed Sales	5	2	- 60.0%	21	36	+ 71.4%
Median Sales Price*	\$545,000	<b>\$524,050</b>	- 3.8%	\$399,000	<b>\$485,000</b>	+ 21.6%
Average Sales Price*	\$549,511	<b>\$524,050</b>	- 4.6%	\$491,263	<b>\$556,665</b>	+ 13.3%
Percent of Original List Price Received*	88.7%	<b>93.5%</b>	+ 5.4%	90.1%	<b>93.0%</b>	+ 3.2%
Days on Market Until Sale	172	<b>138</b>	- 19.8%	194	<b>121</b>	- 37.6%
Inventory of Homes for Sale	35	<b>17</b>	- 51.4%	--	--	--
Months Supply of Inventory	13.5	<b>4.3</b>	- 68.1%	--	--	--

\* 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	August			YTD		
	2016	2017	Percent Change	Thru 8-2016	Thru 8-2017	Percent Change
<b>Key Metrics</b>						
New Listings	0	0	--	1	3	+ 200.0%
Pending Sales	0	0	--	0	3	--
Closed Sales	0	1	--	0	3	--
Median Sales Price*	\$0	<b>\$210,000</b>	--	\$0	<b>\$200,000</b>	--
Average Sales Price*	\$0	<b>\$210,000</b>	--	\$0	<b>\$200,000</b>	--
Percent of Original List Price Received*	0.0%	<b>96.6%</b>	--	0.0%	<b>95.3%</b>	--
Days on Market Until Sale	0	<b>63</b>	--	0	<b>37</b>	--
Inventory of Homes for Sale	0	<b>0</b>	--	--	--	--
Months Supply of Inventory	0.0	<b>0.0</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

