

# Local Market Update for August 2017

A Research Tool Provided by Vermont Realtors®



## Springfield

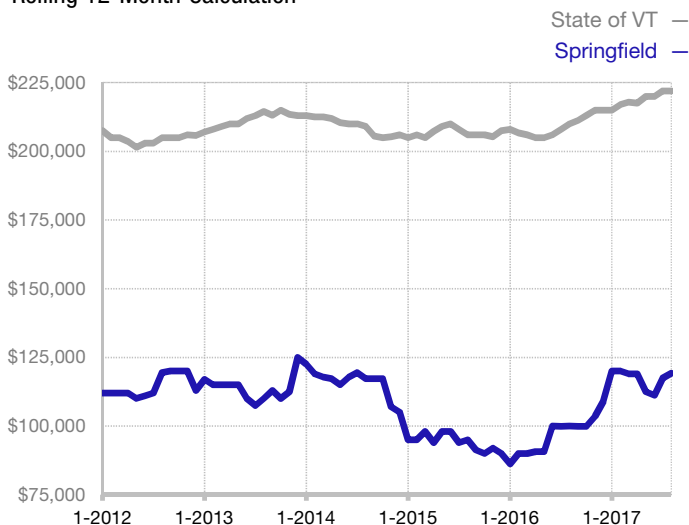
Single-Family	August			YTD		
	2016	2017	Percent Change	Thru 8-2016	Thru 8-2017	Percent Change
<b>Key Metrics</b>						
New Listings	18	21	+ 16.7%	133	105	- 21.1%
Pending Sales	12	11	- 8.3%	57	76	+ 33.3%
Closed Sales	9	10	+ 11.1%	48	76	+ 58.3%
Median Sales Price*	\$120,000	\$159,250	+ 32.7%	\$111,500	\$121,500	+ 9.0%
Average Sales Price*	\$133,156	\$171,490	+ 28.8%	\$136,566	\$128,431	- 6.0%
Percent of Original List Price Received*	86.7%	91.0%	+ 5.0%	83.5%	86.1%	+ 3.1%
Days on Market Until Sale	131	288	+ 119.8%	196	204	+ 4.1%
Inventory of Homes for Sale	130	84	- 35.4%	--	--	--
Months Supply of Inventory	19.7	9.2	- 53.3%	--	--	--

\* 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	August			YTD		
	2016	2017	Percent Change	Thru 8-2016	Thru 8-2017	Percent Change
<b>Key Metrics</b>						
New Listings	1	0	- 100.0%	5	0	- 100.0%
Pending Sales	0	0	--	6	3	- 50.0%
Closed Sales	1	0	- 100.0%	7	3	- 57.1%
Median Sales Price*	\$110,000	\$0	- 100.0%	\$110,000	\$90,000	- 18.2%
Average Sales Price*	\$110,000	\$0	- 100.0%	\$97,929	\$89,333	- 8.8%
Percent of Original List Price Received*	95.7%	0.0%	- 100.0%	86.7%	86.3%	- 0.5%
Days on Market Until Sale	195	0	- 100.0%	175	362	+ 106.9%
Inventory of Homes for Sale	5	0	- 100.0%	--	--	--
Months Supply of Inventory	4.4	0.0	- 100.0%	--	--	--

\* 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

