

Local Market Update for August 2017

A Research Tool Provided by Vermont Realtors®



St. Johnsbury

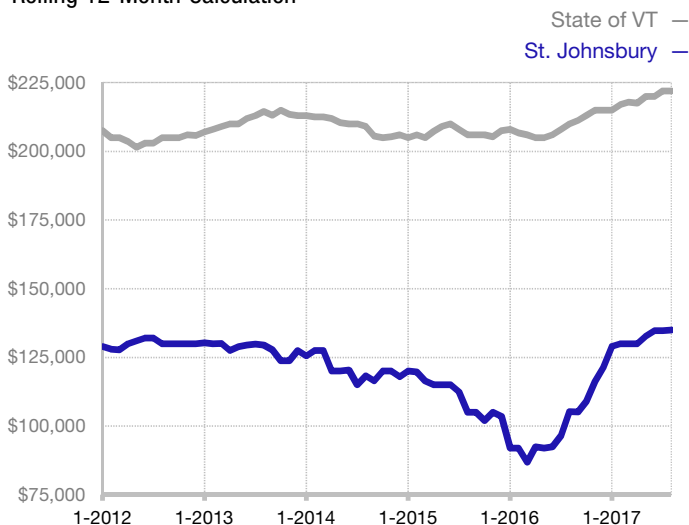
Single-Family	August			YTD		
	2016	2017	Percent Change	Thru 8-2016	Thru 8-2017	Percent Change
Key Metrics						
New Listings	13	12	- 7.7%	97	89	- 8.2%
Pending Sales	6	10	+ 66.7%	35	62	+ 77.1%
Closed Sales	7	13	+ 85.7%	35	53	+ 51.4%
Median Sales Price*	\$174,000	\$152,500	- 12.4%	\$115,430	\$144,500	+ 25.2%
Average Sales Price*	\$175,929	\$142,925	- 18.8%	\$128,884	\$144,968	+ 12.5%
Percent of Original List Price Received*	86.6%	89.5%	+ 3.3%	86.1%	89.7%	+ 4.2%
Days on Market Until Sale	302	104	- 65.6%	226	129	- 42.9%
Inventory of Homes for Sale	83	56	- 32.5%	--	--	--
Months Supply of Inventory	17.8	7.2	- 59.6%	--	--	--

* 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	August			YTD		
	2016	2017	Percent Change	Thru 8-2016	Thru 8-2017	Percent Change
Key Metrics						
New Listings	0	0	--	1	2	+ 100.0%
Pending Sales	0	0	--	0	1	--
Closed Sales	0	0	--	0	1	--
Median Sales Price*	\$0	\$0	--	\$0	\$109,400	--
Average Sales Price*	\$0	\$0	--	\$0	\$109,400	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	86.9%	--
Days on Market Until Sale	0	0	--	0	211	--
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.5	2.0	+ 300.0%	--	--	--

* 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

