

Local Market Update for August 2017

A Research Tool Provided by Vermont Realtors®



Williston

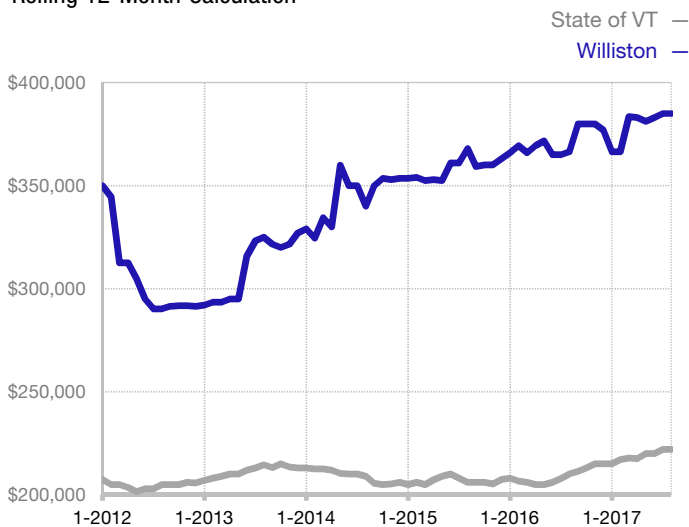
Single-Family	August			YTD		
	2016	2017	Percent Change	Thru 8-2016	Thru 8-2017	Percent Change
Key Metrics						
New Listings	12	12	0.0%	99	88	- 11.1%
Pending Sales	6	7	+ 16.7%	73	71	- 2.7%
Closed Sales	14	11	- 21.4%	74	70	- 5.4%
Median Sales Price*	\$374,575	\$374,085	- 0.1%	\$371,000	\$379,543	+ 2.3%
Average Sales Price*	\$360,938	\$383,890	+ 6.4%	\$371,586	\$387,666	+ 4.3%
Percent of Original List Price Received*	95.5%	95.7%	+ 0.2%	95.7%	96.1%	+ 0.4%
Days on Market Until Sale	119	41	- 65.5%	135	84	- 37.8%
Inventory of Homes for Sale	42	25	- 40.5%	--	--	--
Months Supply of Inventory	5.3	3.3	- 37.7%	--	--	--

* 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	12	1	- 91.7%	60	47	- 21.7%
Pending Sales	8	7	- 12.5%	43	49	+ 14.0%
Closed Sales	6	3	- 50.0%	39	43	+ 10.3%
Median Sales Price*	\$238,500	\$280,000	+ 17.4%	\$262,000	\$290,000	+ 10.7%
Average Sales Price*	\$243,528	\$267,967	+ 10.0%	\$276,446	\$297,255	+ 7.5%
Percent of Original List Price Received*	98.9%	98.9%	0.0%	98.5%	98.7%	+ 0.2%
Days on Market Until Sale	44	17	- 61.4%	87	73	- 16.1%
Inventory of Homes for Sale	21	12	- 42.9%	--	--	--
Months Supply of Inventory	4.0	2.2	- 45.0%	--	--	--

* 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

