

# Local Market Update for June 2017

A Research Tool Provided by Vermont Realtors®



## Caledonia County

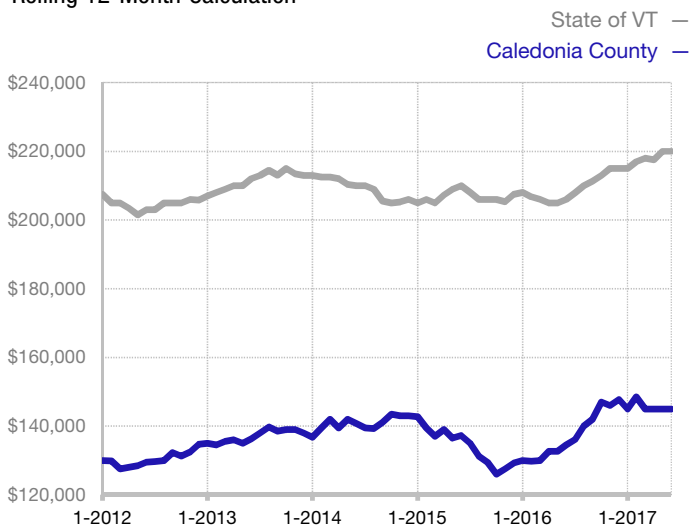
Single-Family	June			YTD		
	2016	2017	Percent Change	Thru 6-2016	Thru 6-2017	Percent Change
<b>Key Metrics</b>						
New Listings	77	80	+ 3.9%	324	296	- 8.6%
Pending Sales	26	44	+ 69.2%	131	172	+ 31.3%
Closed Sales	28	38	+ 35.7%	115	131	+ 13.9%
Median Sales Price*	\$153,500	<b>\$162,950</b>	+ 6.2%	\$136,250	<b>\$135,250</b>	- 0.7%
Average Sales Price*	\$157,389	<b>\$191,058</b>	+ 21.4%	\$146,489	<b>\$160,186</b>	+ 9.4%
Percent of Original List Price Received*	93.4%	<b>90.7%</b>	- 2.9%	89.0%	<b>88.9%</b>	- 0.1%
Days on Market Until Sale	217	131	- 39.6%	229	149	- 34.9%
Inventory of Homes for Sale	397	315	- 20.7%	--	--	--
Months Supply of Inventory	16.9	12.0	- 29.0%	--	--	--

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse-Condo	June			YTD		
	2016	2017	Percent Change	Thru 6-2016	Thru 6-2017	Percent Change
<b>Key Metrics</b>						
New Listings	1	1	0.0%	19	14	- 26.3%
Pending Sales	1	0	- 100.0%	4	8	+ 100.0%
Closed Sales	0	2	--	2	8	+ 300.0%
Median Sales Price*	\$0	<b>\$148,000</b>	--	\$326,950	<b>\$149,700</b>	- 54.2%
Average Sales Price*	\$0	<b>\$148,000</b>	--	\$326,950	<b>\$173,003</b>	- 47.1%
Percent of Original List Price Received*	0.0%	<b>83.8%</b>	--	87.7%	<b>85.9%</b>	- 2.1%
Days on Market Until Sale	0	305	--	405	286	- 29.4%
Inventory of Homes for Sale	24	19	- 20.8%	--	--	--
Months Supply of Inventory	17.5	10.6	- 39.4%	--	--	--

\* 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

