

# Local Market Update for June 2017

A Research Tool Provided by Vermont Realtors®



## Orleans County

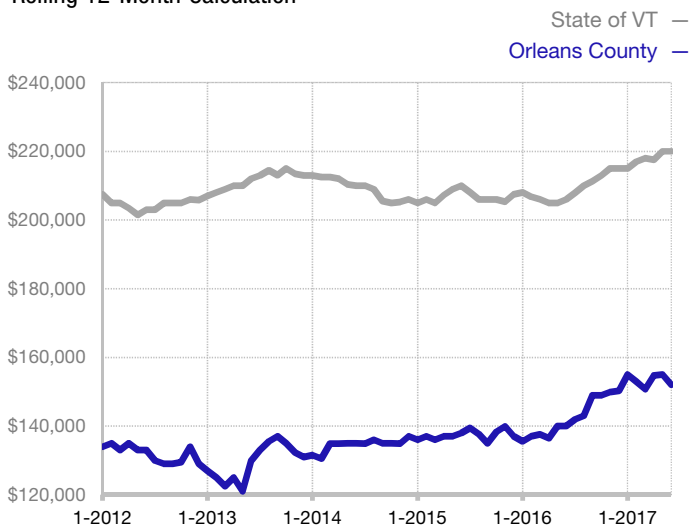
Single-Family	June			YTD		
	2016	2017	Percent Change	Thru 6-2016	Thru 6-2017	Percent Change
<b>Key Metrics</b>						
New Listings	76	87	+ 14.5%	354	361	+ 2.0%
Pending Sales	28	57	+ 103.6%	155	195	+ 25.8%
Closed Sales	29	40	+ 37.9%	142	144	+ 1.4%
Median Sales Price*	\$160,000	<b>\$147,000</b>	- 8.1%	\$149,950	<b>\$150,000</b>	+ 0.0%
Average Sales Price*	\$153,055	<b>\$161,944</b>	+ 5.8%	\$180,312	<b>\$178,377</b>	- 1.1%
Percent of Original List Price Received*	89.0%	<b>92.9%</b>	+ 4.4%	88.4%	<b>89.7%</b>	+ 1.5%
Days on Market Until Sale	225	165	- 26.7%	234	178	- 23.9%
Inventory of Homes for Sale	521	449	- 13.8%	--	--	--
Months Supply of Inventory	18.9	15.8	- 16.4%	--	--	--

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

Townhouse-Condo	June			YTD		
	2016	2017	Percent Change	Thru 6-2016	Thru 6-2017	Percent Change
<b>Key Metrics</b>						
New Listings	1	3	+ 200.0%	8	10	+ 25.0%
Pending Sales	0	0	--	5	1	- 80.0%
Closed Sales	2	1	- 50.0%	5	1	- 80.0%
Median Sales Price*	\$134,500	<b>\$200,000</b>	+ 48.7%	\$150,000	<b>\$200,000</b>	+ 33.3%
Average Sales Price*	\$134,500	<b>\$200,000</b>	+ 48.7%	\$149,200	<b>\$200,000</b>	+ 34.0%
Percent of Original List Price Received*	96.9%	<b>75.8%</b>	- 21.8%	95.4%	<b>75.8%</b>	- 20.5%
Days on Market Until Sale	58	303	+ 422.4%	84	303	+ 260.7%
Inventory of Homes for Sale	9	15	+ 66.7%	--	--	--
Months Supply of Inventory	6.4	15.0	+ 134.4%	--	--	--

\* 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

