

# Local Market Update for March 2017

A Research Tool Provided by Vermont Realtors®



## Caledonia County

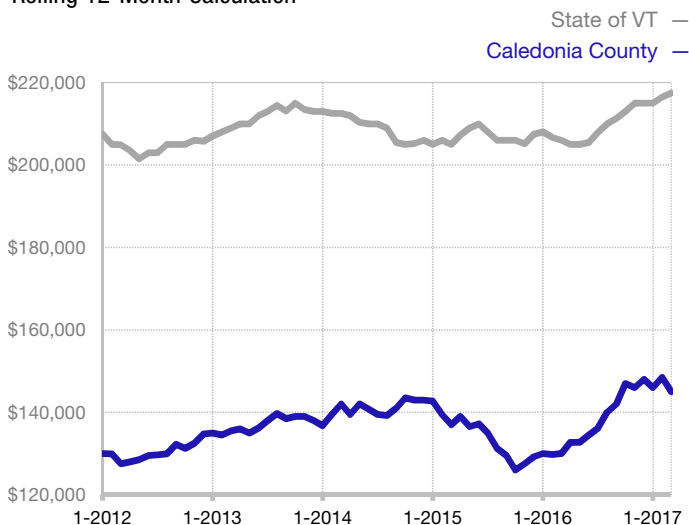
Single-Family	March			YTD		
	2016	2017	Percent Change	Thru 3-2016	Thru 3-2017	Percent Change
<b>Key Metrics</b>						
New Listings	43	36	- 16.3%	101	86	- 14.9%
Pending Sales	23	28	+ 21.7%	58	64	+ 10.3%
Closed Sales	23	26	+ 13.0%	44	49	+ 11.4%
Median Sales Price*	\$140,000	<b>\$104,275</b>	- 25.5%	\$131,500	<b>\$129,000</b>	- 1.9%
Average Sales Price*	\$153,489	<b>\$120,203</b>	- 21.7%	\$147,382	<b>\$140,547</b>	- 4.6%
Percent of Original List Price Received*	88.8%	<b>85.2%</b>	- 4.1%	86.5%	<b>86.2%</b>	- 0.3%
Days on Market Until Sale	229	144	- 37.1%	207	151	- 27.1%
Inventory of Homes for Sale	324	264	- 18.5%	--	--	--
Months Supply of Inventory	12.9	11.2	- 13.2%	--	--	--

\* 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	March			YTD		
	2016	2017	Percent Change	Thru 3-2016	Thru 3-2017	Percent Change
<b>Key Metrics</b>						
New Listings	1	4	+ 300.0%	7	6	- 14.3%
Pending Sales	0	2	--	2	4	+ 100.0%
Closed Sales	1	0	- 100.0%	1	2	+ 100.0%
Median Sales Price*	\$104,900	<b>\$0</b>	- 100.0%	\$104,900	<b>\$158,500</b>	+ 51.1%
Average Sales Price*	\$104,900	<b>\$0</b>	- 100.0%	\$104,900	<b>\$158,500</b>	+ 51.1%
Percent of Original List Price Received*	75.5%	<b>0.0%</b>	- 100.0%	75.5%	<b>87.9%</b>	+ 16.4%
Days on Market Until Sale	422	0	- 100.0%	422	210	- 50.2%
Inventory of Homes for Sale	19	18	- 5.3%	--	--	--
Months Supply of Inventory	13.3	15.4	+ 15.8%	--	--	--

\* 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

