

Local Market Update for November 2016

A Research Tool Provided by Vermont Realtors®



Bennington County

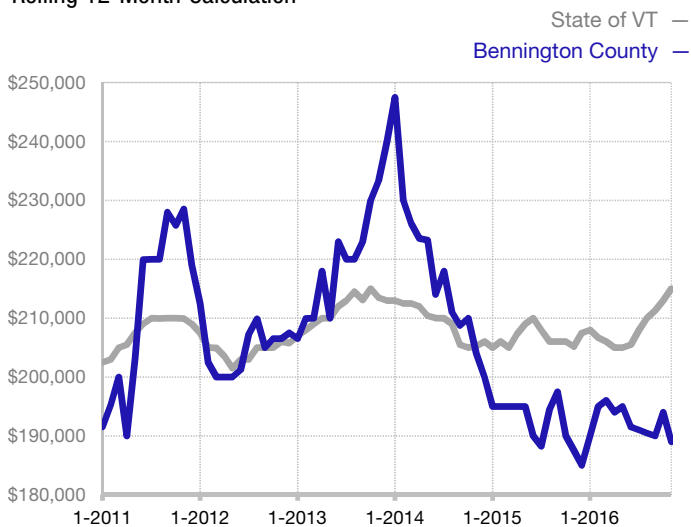
Single-Family	November			YTD		
	2015	2016	Percent Change	Thru 11-2015	Thru 11-2016	Percent Change
Key Metrics						
New Listings	35	28	- 20.0%	722	720	- 0.3%
Pending Sales	29	31	+ 6.9%	354	418	+ 18.1%
Closed Sales	29	43	+ 48.3%	331	408	+ 23.3%
Median Sales Price*	\$196,750	\$180,000	- 8.5%	\$182,500	\$188,000	+ 3.0%
Average Sales Price*	\$304,923	\$237,748	- 22.0%	\$245,026	\$253,133	+ 3.3%
Percent of Original List Price Received*	85.4%	83.0%	- 2.8%	86.4%	87.9%	+ 1.7%
Days on Market Until Sale	260	203	- 21.9%	251	233	- 7.2%
Inventory of Homes for Sale	672	547	- 18.6%	--	--	--
Months Supply of Inventory	21.3	14.9	- 30.0%	--	--	--

* 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	November			YTD		
	2015	2016	Percent Change	Thru 11-2015	Thru 11-2016	Percent Change
Key Metrics						
New Listings	7	7	0.0%	88	94	+ 6.8%
Pending Sales	3	1	- 66.7%	48	52	+ 8.3%
Closed Sales	8	7	- 12.5%	49	48	- 2.0%
Median Sales Price*	\$224,000	\$225,000	+ 0.4%	\$212,500	\$199,500	- 6.1%
Average Sales Price*	\$219,490	\$227,571	+ 3.7%	\$210,611	\$212,239	+ 0.8%
Percent of Original List Price Received*	89.0%	84.6%	- 4.9%	88.4%	90.3%	+ 2.1%
Days on Market Until Sale	178	325	+ 82.6%	256	262	+ 2.3%
Inventory of Homes for Sale	76	77	+ 1.3%	--	--	--
Months Supply of Inventory	17.2	17.4	+ 1.2%	--	--	--

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

Median Sales Price – Single-Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

