

Local Market Update for November 2017

A Research Tool Provided by Vermont Realtors®



Orange County

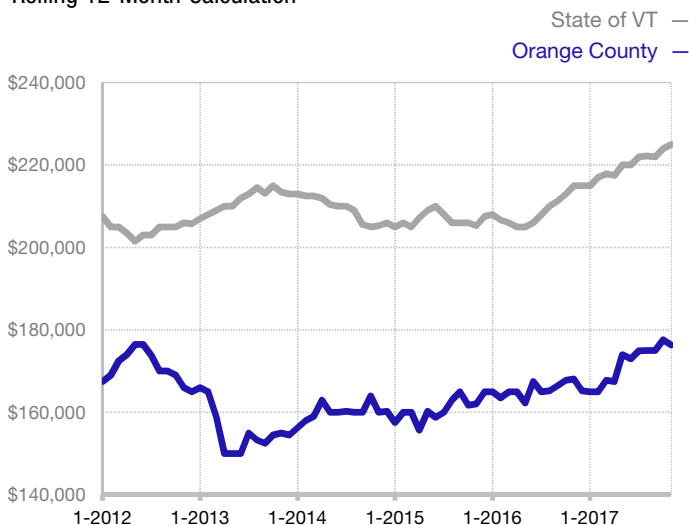
Single-Family	November			YTD		
	2016	2017	Percent Change	Thru 11-2016	Thru 11-2017	Percent Change
Key Metrics						
New Listings	14	19	+ 35.7%	512	436	- 14.8%
Pending Sales	20	26	+ 30.0%	260	304	+ 16.9%
Closed Sales	19	30	+ 57.9%	248	287	+ 15.7%
Median Sales Price*	\$135,000	\$156,000	+ 15.6%	\$165,500	\$178,200	+ 7.7%
Average Sales Price*	\$146,442	\$224,250	+ 53.1%	\$188,338	\$202,829	+ 7.7%
Percent of Original List Price Received*	87.4%	85.9%	- 1.7%	89.7%	90.5%	+ 0.9%
Days on Market Until Sale	90	95	+ 5.6%	191	138	- 27.7%
Inventory of Homes for Sale	266	191	- 28.2%	--	--	--
Months Supply of Inventory	12.0	7.2	- 40.0%	--	--	--

* 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		
	2016	2017	Percent Change	Thru 11-2016	Thru 11-2017	Percent Change
Key Metrics						
New Listings	0	0	--	2	3	+ 50.0%
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	2	3	+ 50.0%	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--

* 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

