

Local Market Update for October 2015

A Research Tool Provided by Vermont Realtors®



Bennington County

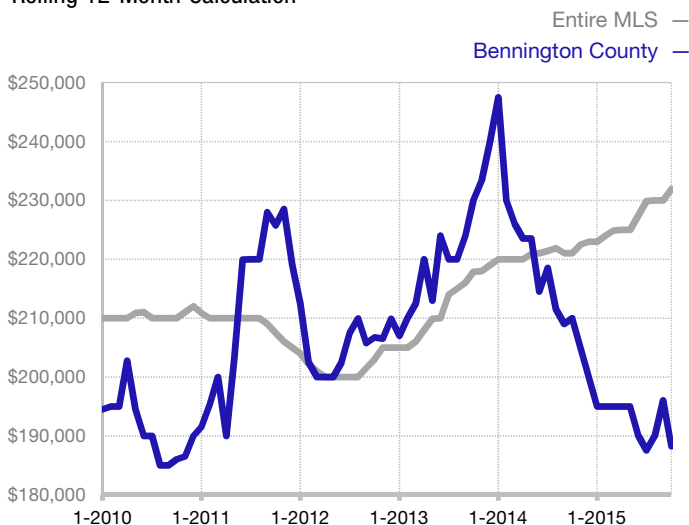
Single-Family	October			YTD		
	2014	2015	Percent Change	Thru 10-2014	Thru 10-2015	Percent Change
Key Metrics						
New Listings	57	46	- 19.3%	779	687	- 11.8%
Pending Sales	49	41	- 16.3%	292	307	+ 5.1%
Closed Sales	55	37	- 32.7%	277	297	+ 7.2%
Median Sales Price*	\$240,000	\$170,000	- 29.2%	\$200,000	\$179,000	- 10.5%
Average Sales Price*	\$335,825	\$249,144	- 25.8%	\$264,075	\$236,963	- 10.3%
Percent of Original List Price Received*	85.1%	86.3%	+ 1.4%	86.8%	86.4%	- 0.5%
Days on Market Until Sale	176	185	+ 5.1%	194	198	+ 2.1%
Inventory of Homes for Sale	782	715	- 8.6%	--	--	--
Months Supply of Inventory	28.1	23.4	- 16.7%	--	--	--

* 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	October			YTD		
	2014	2015	Percent Change	Thru 10-2014	Thru 10-2015	Percent Change
Key Metrics						
New Listings	5	6	+ 20.0%	82	81	- 1.2%
Pending Sales	9	1	- 88.9%	54	41	- 24.1%
Closed Sales	8	3	- 62.5%	51	41	- 19.6%
Median Sales Price*	\$213,250	\$215,000	+ 0.8%	\$187,500	\$210,000	+ 12.0%
Average Sales Price*	\$218,938	\$214,000	- 2.3%	\$206,752	\$208,878	+ 1.0%
Percent of Original List Price Received*	89.4%	90.3%	+ 1.0%	88.6%	88.3%	- 0.3%
Days on Market Until Sale	225	213	- 5.3%	218	238	+ 9.2%
Inventory of Homes for Sale	90	82	- 8.9%	--	--	--
Months Supply of Inventory	18.0	20.5	+ 13.9%	--	--	--

* 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

