

# Local Market Update for October 2015

A Research Tool Provided by Vermont Realtors®



## Brattleboro

Single-Family	October			YTD		
	2014	2015	Percent Change	Thru 10-2014	Thru 10-2015	Percent Change
<b>Key Metrics</b>						
New Listings	15	6	- 60.0%	133	112	- 15.8%
Pending Sales	7	3	- 57.1%	69	62	- 10.1%
Closed Sales	6	4	- 33.3%	74	58	- 21.6%
Median Sales Price*	\$169,500	<b>\$123,750</b>	- 27.0%	\$194,500	<b>\$188,500</b>	- 3.1%
Average Sales Price*	\$231,417	<b>\$160,125</b>	- 30.8%	\$221,656	<b>\$207,038</b>	- 6.6%
Percent of Original List Price Received*	93.2%	<b>81.3%</b>	- 12.8%	89.0%	<b>90.1%</b>	+ 1.2%
Days on Market Until Sale	83	<b>318</b>	+ 283.1%	149	<b>177</b>	+ 18.8%
Inventory of Homes for Sale	103	<b>91</b>	- 11.7%	--	--	--
Months Supply of Inventory	14.9	<b>15.6</b>	+ 4.7%	--	--	--

\* 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
<b>Key Metrics</b>						
New Listings	3	0	- 100.0%	19	18	- 5.3%
Pending Sales	1	1	0.0%	9	12	+ 33.3%
Closed Sales	1	2	+ 100.0%	9	13	+ 44.4%
Median Sales Price*	\$125,000	<b>\$140,000</b>	+ 12.0%	\$125,000	<b>\$124,500</b>	- 0.4%
Average Sales Price*	\$125,000	<b>\$140,000</b>	+ 12.0%	\$117,422	<b>\$126,654</b>	+ 7.9%
Percent of Original List Price Received*	96.9%	<b>94.2%</b>	- 2.8%	90.3%	<b>96.5%</b>	+ 6.9%
Days on Market Until Sale	84	<b>199</b>	+ 136.9%	129	<b>173</b>	+ 34.1%
Inventory of Homes for Sale	11	<b>12</b>	+ 9.1%	--	--	--
Months Supply of Inventory	8.8	<b>7.4</b>	- 15.9%	--	--	--

\* 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

