

# Local Market Update for October 2017

A Research Tool Provided by Vermont Realtors®



## Addison County

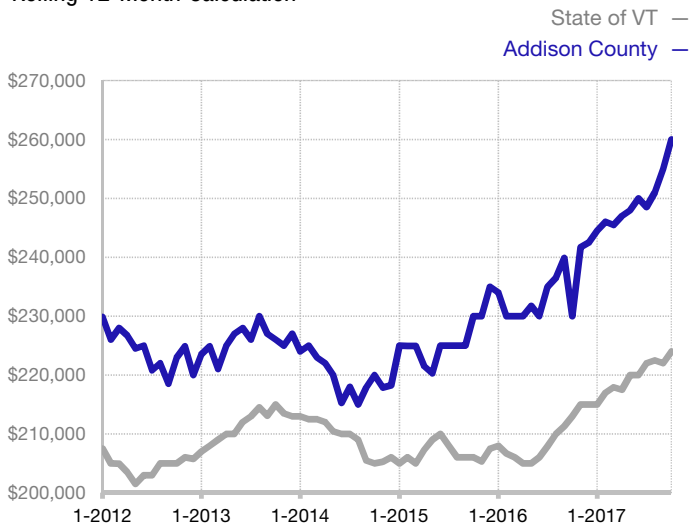
Single-Family	October			YTD		
	2016	2017	Percent Change	Thru 10-2016	Thru 10-2017	Percent Change
<b>Key Metrics</b>						
New Listings	19	<b>38</b>	+ 100.0%	509	<b>508</b>	- 0.2%
Pending Sales	22	<b>29</b>	+ 31.8%	283	<b>314</b>	+ 11.0%
Closed Sales	33	<b>33</b>	0.0%	275	<b>290</b>	+ 5.5%
Median Sales Price*	\$228,000	<b>\$291,500</b>	+ 27.9%	\$229,000	<b>\$259,000</b>	+ 13.1%
Average Sales Price*	\$229,520	<b>\$319,652</b>	+ 39.3%	\$251,402	<b>\$284,320</b>	+ 13.1%
Percent of Original List Price Received*	91.5%	<b>93.9%</b>	+ 2.6%	91.5%	<b>92.8%</b>	+ 1.4%
Days on Market Until Sale	93	<b>118</b>	+ 26.9%	165	<b>113</b>	- 31.5%
Inventory of Homes for Sale	277	<b>272</b>	- 1.8%	--	--	--
Months Supply of Inventory	10.3	<b>9.4</b>	- 8.7%	--	--	--

\* 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		
	2016	2017	Percent Change	Thru 10-2016	Thru 10-2017	Percent Change
<b>Key Metrics</b>						
New Listings	5	<b>2</b>	- 60.0%	26	<b>19</b>	- 26.9%
Pending Sales	2	<b>0</b>	- 100.0%	14	<b>17</b>	+ 21.4%
Closed Sales	4	<b>3</b>	- 25.0%	14	<b>20</b>	+ 42.9%
Median Sales Price*	\$254,725	<b>\$226,500</b>	- 11.1%	\$182,000	<b>\$192,750</b>	+ 5.9%
Average Sales Price*	\$284,113	<b>\$210,667</b>	- 25.9%	\$229,612	<b>\$247,943</b>	+ 8.0%
Percent of Original List Price Received*	94.8%	<b>99.7%</b>	+ 5.2%	96.3%	<b>97.6%</b>	+ 1.3%
Days on Market Until Sale	98	<b>9</b>	- 90.8%	117	<b>58</b>	- 50.4%
Inventory of Homes for Sale	12	<b>5</b>	- 58.3%	--	--	--
Months Supply of Inventory	8.3	<b>2.1</b>	- 74.7%	--	--	--

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

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



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

