

Local Market Update for October 2017

A Research Tool Provided by Vermont Realtors®



Orange County

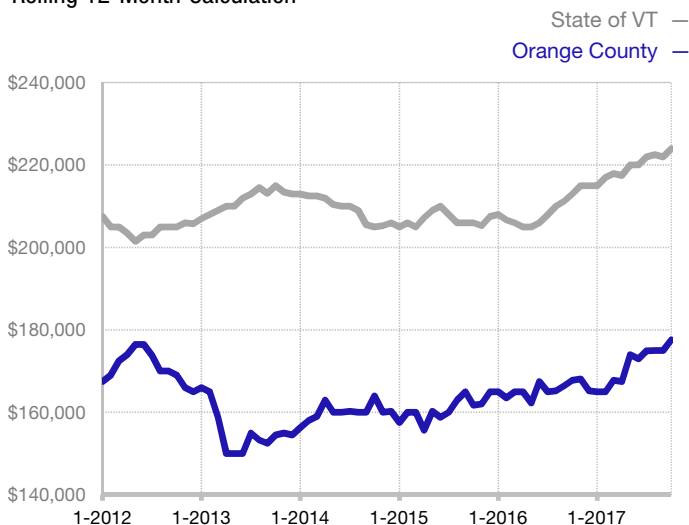
| Single-Family | October | | | YTD | | |
|--|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2016 | 2017 | Percent Change | Thru 10-2016 | Thru 10-2017 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 42 | 20 | - 52.4% | 498 | 417 | - 16.3% |
| Pending Sales | 25 | 33 | + 32.0% | 240 | 283 | + 17.9% |
| Closed Sales | 23 | 28 | + 21.7% | 229 | 257 | + 12.2% |
| Median Sales Price* | \$174,000 | \$181,600 | + 4.4% | \$168,875 | \$180,000 | + 6.6% |
| Average Sales Price* | \$208,365 | \$247,643 | + 18.9% | \$191,829 | \$200,309 | + 4.4% |
| Percent of Original List Price Received* | 87.3% | 92.8% | + 6.3% | 89.9% | 91.1% | + 1.3% |
| Days on Market Until Sale | 166 | 115 | - 30.7% | 199 | 143 | - 28.1% |
| Inventory of Homes for Sale | 299 | 216 | - 27.8% | -- | -- | -- |
| Months Supply of Inventory | 13.7 | 8.2 | - 40.1% | -- | -- | -- |

* 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 |
| Key Metrics | | | | | | |
| New Listings | 1 | 0 | - 100.0% | 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

