

Local Market Update for October 2017

A Research Tool Provided by Vermont Realtors®



Randolph

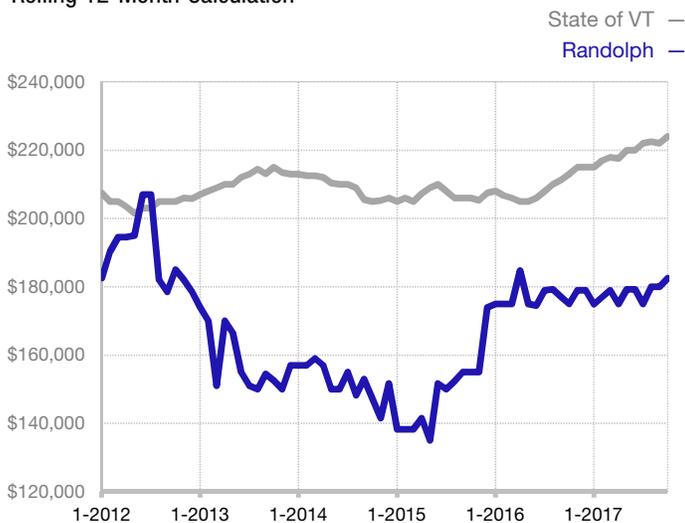
Single-Family	October			YTD		
	2016	2017	Percent Change	Thru 10-2016	Thru 10-2017	Percent Change
Key Metrics						
New Listings	15	1	- 93.3%	92	58	- 37.0%
Pending Sales	5	3	- 40.0%	40	45	+ 12.5%
Closed Sales	3	2	- 33.3%	38	47	+ 23.7%
Median Sales Price*	\$175,000	\$173,500	- 0.9%	\$177,000	\$180,000	+ 1.7%
Average Sales Price*	\$191,633	\$173,500	- 9.5%	\$190,546	\$201,686	+ 5.8%
Percent of Original List Price Received*	94.4%	98.0%	+ 3.8%	89.9%	91.8%	+ 2.1%
Days on Market Until Sale	51	17	- 66.7%	244	129	- 47.1%
Inventory of Homes for Sale	63	39	- 38.1%	--	--	--
Months Supply of Inventory	16.8	8.4	- 50.0%	--	--	--

* 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	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

