

Local Market Update for October 2017

A Research Tool Provided by Vermont Realtors®



Springfield

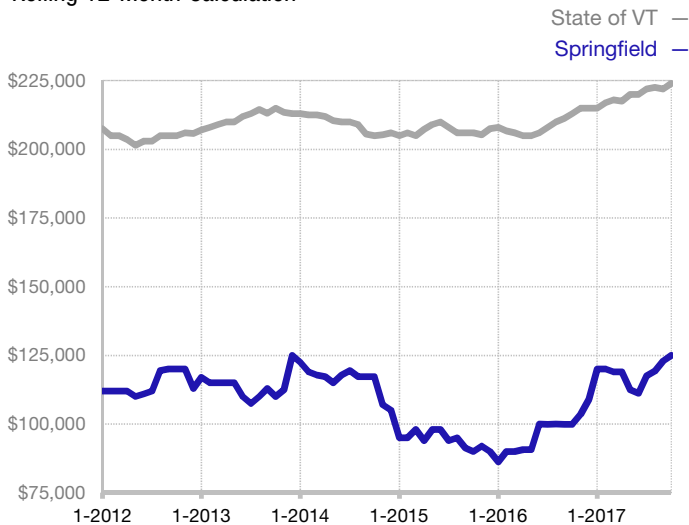
Single-Family	October			YTD		
	2016	2017	Percent Change	Thru 10-2016	Thru 10-2017	Percent Change
Key Metrics						
New Listings	7	11	+ 57.1%	152	137	- 9.9%
Pending Sales	10	14	+ 40.0%	80	97	+ 21.3%
Closed Sales	5	7	+ 40.0%	62	94	+ 51.6%
Median Sales Price*	\$87,500	\$180,000	+ 105.7%	\$99,900	\$124,900	+ 25.0%
Average Sales Price*	\$83,180	\$209,886	+ 152.3%	\$133,567	\$132,196	- 1.0%
Percent of Original List Price Received*	76.0%	92.6%	+ 21.8%	83.1%	87.1%	+ 4.8%
Days on Market Until Sale	49	299	+ 510.2%	203	194	- 4.4%
Inventory of Homes for Sale	109	82	- 24.8%	--	--	--
Months Supply of Inventory	14.7	9.1	- 38.1%	--	--	--

* 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	0	0	--	6	1	- 83.3%
Pending Sales	0	0	--	6	3	- 50.0%
Closed Sales	0	0	--	7	3	- 57.1%
Median Sales Price*	\$0	\$0	--	\$110,000	\$90,000	- 18.2%
Average Sales Price*	\$0	\$0	--	\$97,929	\$89,333	- 8.8%
Percent of Original List Price Received*	0.0%	0.0%	--	86.7%	86.3%	- 0.5%
Days on Market Until Sale	0	0	--	175	362	+ 106.9%
Inventory of Homes for Sale	6	1	- 83.3%	--	--	--
Months Supply of Inventory	5.1	0.7	- 86.3%	--	--	--

* 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

