

Local Market Update for October 2017

A Research Tool Provided by Vermont Realtors®



St. Johnsbury

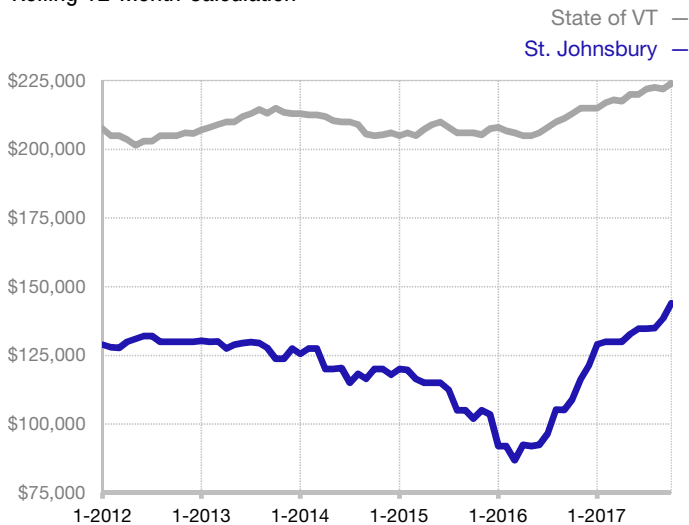
Single-Family	October			YTD		
	2016	2017	Percent Change	Thru 10-2016	Thru 10-2017	Percent Change
Key Metrics						
New Listings	4	1	- 75.0%	113	96	- 15.0%
Pending Sales	5	3	- 40.0%	53	72	+ 35.8%
Closed Sales	10	6	- 40.0%	47	71	+ 51.1%
Median Sales Price*	\$121,250	\$131,000	+ 8.0%	\$115,430	\$141,250	+ 22.4%
Average Sales Price*	\$120,510	\$120,917	+ 0.3%	\$125,448	\$142,072	+ 13.3%
Percent of Original List Price Received*	92.4%	87.9%	- 4.9%	87.6%	89.7%	+ 2.4%
Days on Market Until Sale	85	100	+ 17.6%	199	133	- 33.2%
Inventory of Homes for Sale	71	51	- 28.2%	--	--	--
Months Supply of Inventory	14.2	7.2	- 49.3%	--	--	--

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

Townhouse-Condo	October			YTD		
	2016	2017	Percent Change	Thru 10-2016	Thru 10-2017	Percent Change
Key Metrics						
New Listings	0	0	--	1	2	+ 100.0%
Pending Sales	0	0	--	0	1	--
Closed Sales	0	0	--	0	1	--
Median Sales Price*	\$0	\$0	--	\$0	\$109,400	--
Average Sales Price*	\$0	\$0	--	\$0	\$109,400	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	86.9%	--
Days on Market Until Sale	0	0	--	0	211	--
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.0	2.0	--	--	--	--

* 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

