

Local Market Update for December 2021

A Research Tool Provided by the Northwestern Vermont Board of REALTORS®



Chittenden County

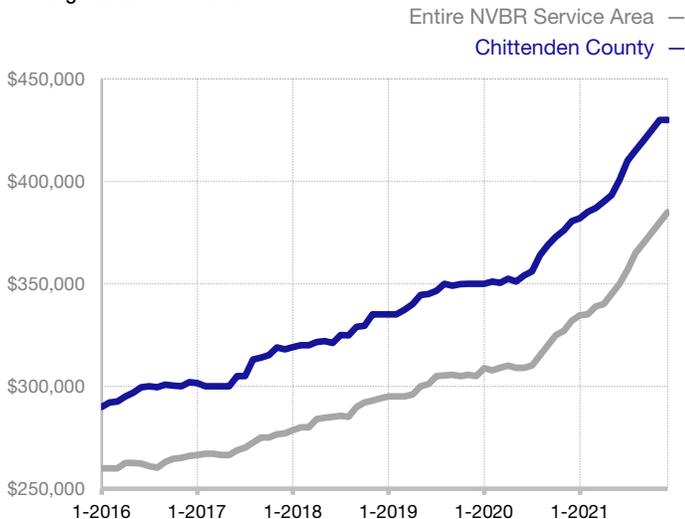
Single-Family	December			Year to Date		
	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
Key Metrics						
New Listings	53	52	- 1.9%	1,547	1,572	+ 1.6%
Closed Sales	129	113	- 12.4%	1,388	1,465	+ 5.5%
Median Sales Price*	\$405,000	\$445,000	+ 9.9%	\$380,500	\$430,000	+ 13.0%
Percent of Original List Price Received*	99.1%	101.8%	+ 2.7%	98.5%	102.1%	+ 3.7%
Days on Market Until Sale	32	24	- 25.0%	40	25	- 37.5%
Inventory of Homes for Sale	145	78	- 46.2%	--	--	--
Months Supply of Inventory	1.2	0.6	- 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	December			Year to Date		
	2020	2021	Percent Change	Thru 12-2020	Thru 12-2021	Percent Change
Key Metrics						
New Listings	35	34	- 2.9%	723	695	- 3.9%
Closed Sales	61	58	- 4.9%	723	667	- 7.7%
Median Sales Price*	\$245,000	\$315,950	+ 29.0%	\$265,000	\$280,000	+ 5.7%
Percent of Original List Price Received*	99.9%	103.8%	+ 3.9%	99.9%	102.9%	+ 3.0%
Days on Market Until Sale	36	39	+ 8.3%	39	27	- 30.8%
Inventory of Homes for Sale	58	25	- 56.9%	--	--	--
Months Supply of Inventory	1.0	0.4	- 60.0%	--	--	--

* 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

