

Local Market Update for February 2022

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



Franklin County

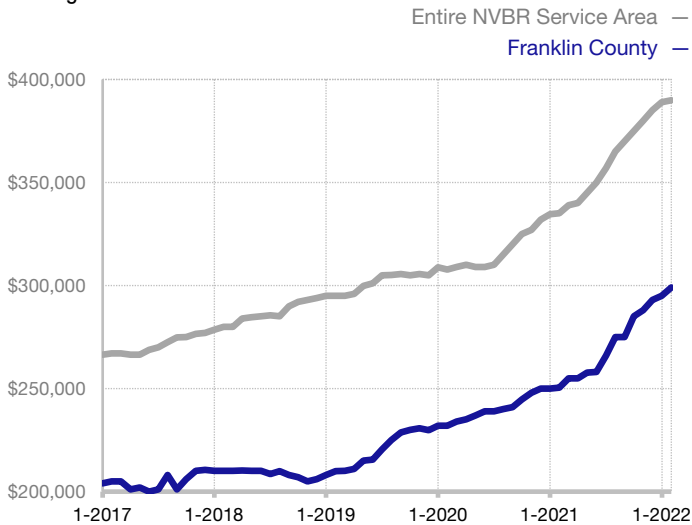
Single-Family	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
Key Metrics						
New Listings	47	34	- 27.7%	79	56	- 29.1%
Closed Sales	40	31	- 22.5%	75	63	- 16.0%
Median Sales Price*	\$223,375	\$281,000	+ 25.8%	\$249,000	\$296,418	+ 19.0%
Percent of Original List Price Received*	98.4%	100.8%	+ 2.4%	97.3%	100.7%	+ 3.5%
Days on Market Until Sale	40	40	0.0%	39	47	+ 20.5%
Inventory of Homes for Sale	91	49	- 46.2%	--	--	--
Months Supply of Inventory	1.6	0.9	- 43.8%	--	--	--

* 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	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
Key Metrics						
New Listings	4	8	+ 100.0%	8	11	+ 37.5%
Closed Sales	4	1	- 75.0%	7	6	- 14.3%
Median Sales Price*	\$213,275	\$310,000	+ 45.4%	\$205,000	\$267,500	+ 30.5%
Percent of Original List Price Received*	95.4%	94.0%	- 1.5%	97.1%	99.2%	+ 2.2%
Days on Market Until Sale	51	40	- 21.6%	32	98	+ 206.3%
Inventory of Homes for Sale	2	3	+ 50.0%	--	--	--
Months Supply of Inventory	0.3	0.6	+ 100.0%	--	--	--

* 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

