

Local Market Update for March 2022

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



Fairfax

Franklin County

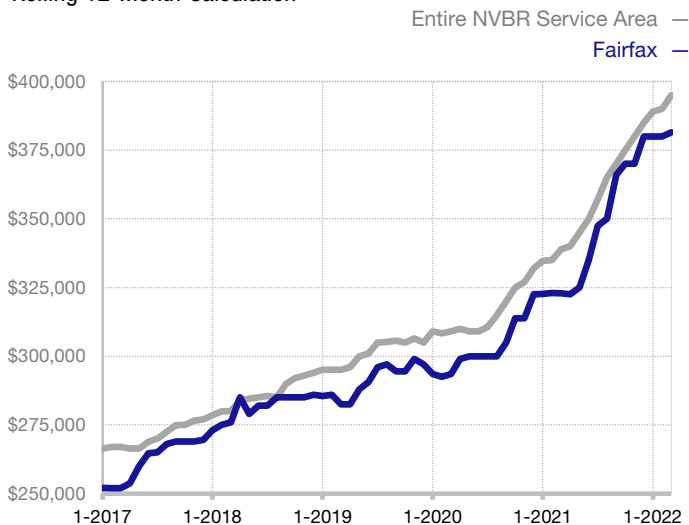
Single-Family	March			Year to Date		
	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
Key Metrics						
New Listings	10	10	0.0%	17	17	0.0%
Closed Sales	3	4	+ 33.3%	10	9	- 10.0%
Median Sales Price*	\$308,900	\$308,538	- 0.1%	\$329,450	\$300,000	- 8.9%
Percent of Original List Price Received*	99.8%	102.2%	+ 2.4%	100.3%	103.1%	+ 2.8%
Days on Market Until Sale	134	57	- 57.5%	46	40	- 13.0%
Inventory of Homes for Sale	11	4	- 63.6%	--	--	--
Months Supply of Inventory	1.7	0.7	- 58.8%	--	--	--

* 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	March			Year to Date		
	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
Key Metrics						
New Listings	3	0	- 100.0%	4	0	- 100.0%
Closed Sales	2	0	- 100.0%	3	0	- 100.0%
Median Sales Price*	\$187,500	\$0	- 100.0%	\$182,000	\$0	- 100.0%
Percent of Original List Price Received*	95.1%	0.0%	- 100.0%	97.1%	0.0%	- 100.0%
Days on Market Until Sale	108	0	- 100.0%	79	0	- 100.0%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 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

