

Local Market Update for March 2022

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



Franklin County

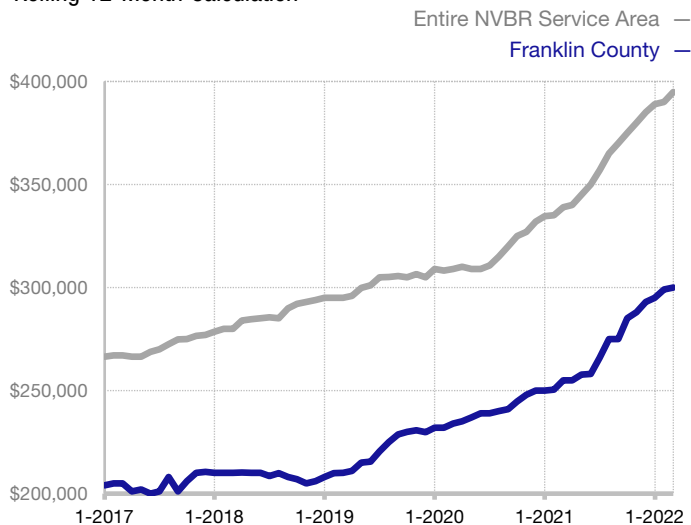
Single-Family	March			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
New Listings	59	57	- 3.4%	138	113	- 18.1%
Closed Sales	39	37	- 5.1%	114	102	- 10.5%
Median Sales Price*	\$258,000	\$295,000	+ 14.3%	\$250,500	\$294,950	+ 17.7%
Percent of Original List Price Received*	99.2%	99.8%	+ 0.6%	98.0%	100.2%	+ 2.2%
Days on Market Until Sale	98	59	- 39.8%	59	51	- 13.6%
Inventory of Homes for Sale	90	59	- 34.4%	--	--	--
Months Supply of Inventory	1.5	1.1	- 26.7%	--	--	--

* 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		
Key Metrics	2021	2022	Percent Change	Thru 3-2021	Thru 3-2022	Percent Change
New Listings	9	0	- 100.0%	17	11	- 35.3%
Closed Sales	3	5	+ 66.7%	10	11	+ 10.0%
Median Sales Price*	\$205,000	\$275,000	+ 34.1%	\$205,000	\$275,000	+ 34.1%
Percent of Original List Price Received*	97.4%	104.7%	+ 7.5%	97.2%	102.3%	+ 5.2%
Days on Market Until Sale	73	32	- 56.2%	45	68	+ 51.1%
Inventory of Homes for Sale	5	3	- 40.0%	--	--	--
Months Supply of Inventory	0.9	0.7	- 22.2%	--	--	--

* 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

