

Local Market Update for April 2022

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



Northwest Vermont
REALTOR® Association

Chittenden County

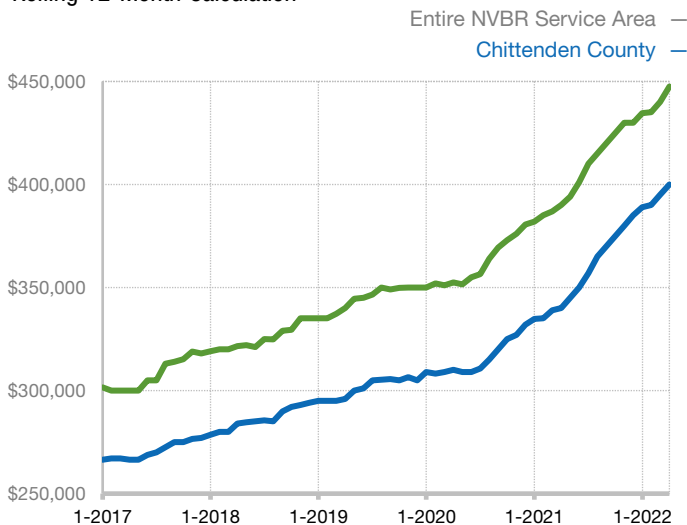
Single-Family	April			Year to Date		
	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
Key Metrics						
New Listings	171	116	- 32.2%	441	363	- 17.7%
Closed Sales	93	75	- 19.4%	300	255	- 15.0%
Median Sales Price*	\$412,000	\$545,000	+ 32.3%	\$388,500	\$453,600	+ 16.8%
Percent of Original List Price Received*	100.5%	105.3%	+ 4.8%	100.0%	102.7%	+ 2.7%
Days on Market Until Sale	47	29	- 38.3%	44	28	- 36.4%
Inventory of Homes for Sale	145	80	- 44.8%	--	--	--
Months Supply of Inventory	1.2	0.7	- 41.7%	--	--	--

* 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	April			Year to Date		
	2021	2022	Percent Change	Thru 4-2021	Thru 4-2022	Percent Change
Key Metrics						
New Listings	68	78	+ 14.7%	216	208	- 3.7%
Closed Sales	48	49	+ 2.1%	169	163	- 3.6%
Median Sales Price*	\$275,000	\$355,000	+ 29.1%	\$272,565	\$332,500	+ 22.0%
Percent of Original List Price Received*	102.6%	108.6%	+ 5.8%	101.1%	106.4%	+ 5.2%
Days on Market Until Sale	48	22	- 54.2%	40	20	- 50.0%
Inventory of Homes for Sale	53	31	- 41.5%	--	--	--
Months Supply of Inventory	0.8	0.6	- 25.0%	--	--	--

* 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

