Local Market Update for May 2022



A Research Tool Provided by the Northwest Vermont REALTOR® Association

Franklin County

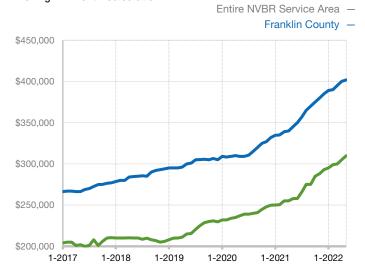
Single-Family	May			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	90	82	- 8.9%	304	259	- 14.8%
Closed Sales	45	51	+ 13.3%	214	189	- 11.7%
Median Sales Price*	\$299,000	\$335,000	+ 12.0%	\$259,500	\$310,000	+ 19.5%
Percent of Original List Price Received*	99.3%	102.8%	+ 3.5%	99.0%	101.6%	+ 2.6%
Days on Market Until Sale	33	34	+ 3.0%	50	42	- 16.0%
Inventory of Homes for Sale	99	72	- 27.3%			
Months Supply of Inventory	1.6	1.4	- 12.5%			

* 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	May			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	8	5	- 37.5%	43	21	- 51.2%
Closed Sales	3	3	0.0%	17	18	+ 5.9%
Median Sales Price*	\$215,000	\$233,999	+ 8.8%	\$215,000	\$254,000	+ 18.1%
Percent of Original List Price Received*	102.1%	102.1%	0.0%	99.2%	101.6%	+ 2.4%
Days on Market Until Sale	5	3	- 40.0%	30	48	+ 60.0%
Inventory of Homes for Sale	5	3	- 40.0%			
Months Supply of Inventory	0.9	0.6	- 33.3%			

* 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





Current as of June 10, 2022. Data is refreshed regularly to capture changes in market activity, so figures shown may be different than previously reported. All data from NNEREN®. Report © 2022 ShowingTime. Sponsored by NorthCountry, www.northcountry.org. Percent changes are calculated using rounded figures.