

Local Market Update for May 2022

A Research Tool Provided by the Northwest Vermont REALTOR® Association



Northwest Vermont
REALTOR® Association

Shelburne

Chittenden County

Single-Family

Key Metrics	May			Year to Date		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	12	9	- 25.0%	49	38	- 22.4%
Closed Sales	7	5	- 28.6%	36	25	- 30.6%
Median Sales Price*	\$701,000	\$858,745	+ 22.5%	\$594,500	\$818,520	+ 37.7%
Percent of Original List Price Received*	96.2%	115.3%	+ 19.9%	96.0%	102.5%	+ 6.8%
Days on Market Until Sale	8	16	+ 100.0%	38	29	- 23.7%
Inventory of Homes for Sale	15	6	- 60.0%	--	--	--
Months Supply of Inventory	1.7	0.8	- 52.9%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

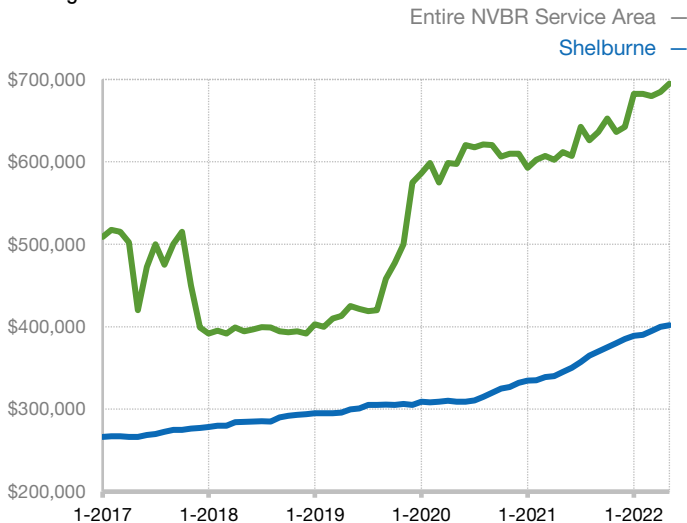
Townhouse-Condo

Key Metrics	May			Year to Date		
	2021	2022	Percent Change	Thru 5-2021	Thru 5-2022	Percent Change
New Listings	2	1	- 50.0%	8	4	- 50.0%
Closed Sales	3	1	- 66.7%	10	5	- 50.0%
Median Sales Price*	\$458,750	\$489,500	+ 6.7%	\$337,039	\$390,000	+ 15.7%
Percent of Original List Price Received*	100.9%	100.0%	- 0.9%	97.5%	104.9%	+ 7.6%
Days on Market Until Sale	101	4	- 96.0%	55	6	- 89.1%
Inventory of Homes for Sale	0	6	--	--	--	--
Months Supply of Inventory	0.0	3.0	--	--	--	--

* 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

