

Local Market Update for June 2022

A Research Tool Provided by the Northwest Vermont REALTOR® Association



Northwest Vermont
REALTOR® Association

St. Albans City

Franklin County

Single-Family	June			Year to Date		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	12	6	- 50.0%	39	35	- 10.3%
Closed Sales	9	5	- 44.4%	34	32	- 5.9%
Median Sales Price*	\$240,000	\$375,000	+ 56.3%	\$240,102	\$289,950	+ 20.8%
Percent of Original List Price Received*	104.8%	100.8%	- 3.8%	101.7%	101.0%	- 0.7%
Days on Market Until Sale	30	11	- 63.3%	32	24	- 25.0%
Inventory of Homes for Sale	6	10	+ 66.7%	--	--	--
Months Supply of Inventory	0.8	1.4	+ 75.0%	--	--	--

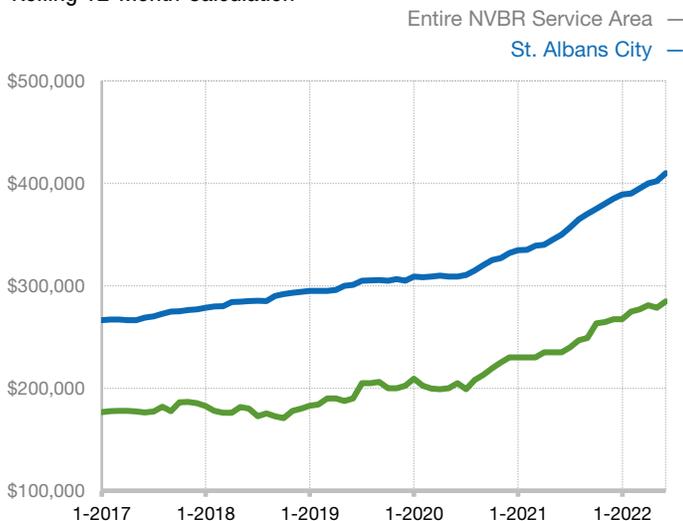
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse-Condo	June			Year to Date		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	9	1	- 88.9%	33	5	- 84.8%
Closed Sales	1	1	0.0%	4	5	+ 25.0%
Median Sales Price*	\$290,000	\$245,000	- 15.5%	\$246,400	\$214,100	- 13.1%
Percent of Original List Price Received*	85.3%	100.0%	+ 17.2%	94.8%	103.2%	+ 8.9%
Days on Market Until Sale	73	0	- 100.0%	27	39	+ 44.4%
Inventory of Homes for Sale	10	1	- 90.0%	--	--	--
Months Supply of Inventory	8.0	0.7	- 91.3%	--	--	--

* 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 July 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.