

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		
Key Metrics	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
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%	--	--	--

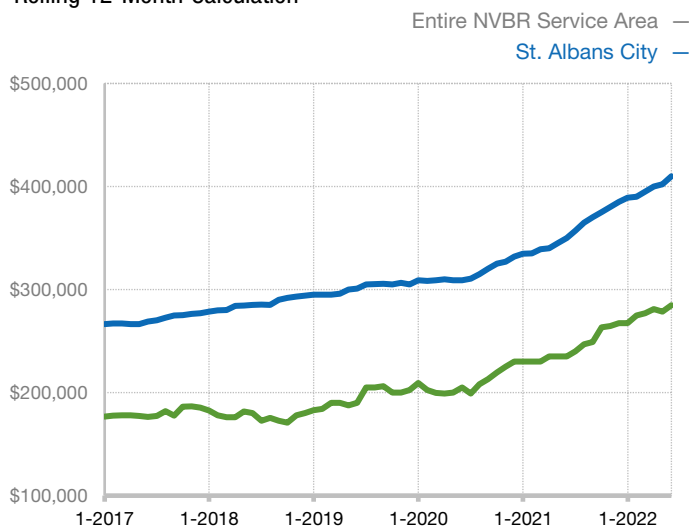
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse-Condo	June			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
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

