

Local Market Update for June 2022

A Research Tool Provided by the Northwest Vermont REALTOR® Association



Northwest Vermont
REALTOR® Association

St. Albans Town

Franklin County

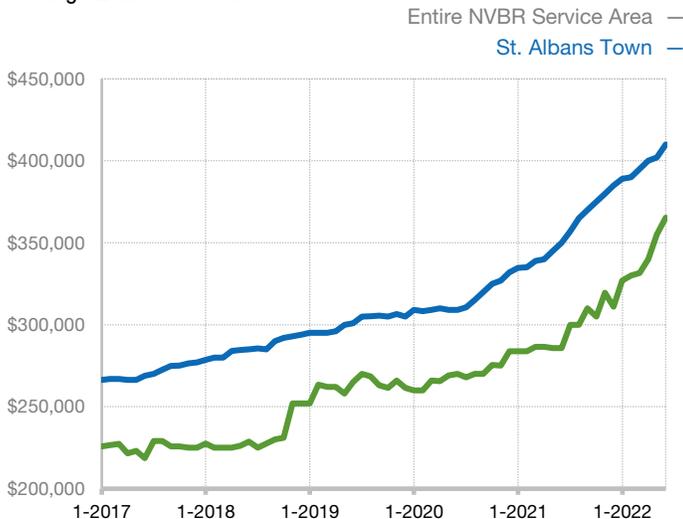
Single-Family	June			Year to Date		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	11	12	+ 9.1%	61	51	- 16.4%
Closed Sales	9	11	+ 22.2%	53	40	- 24.5%
Median Sales Price*	\$330,000	\$400,000	+ 21.2%	\$287,000	\$398,000	+ 38.7%
Percent of Original List Price Received*	103.3%	99.8%	- 3.4%	100.7%	103.1%	+ 2.4%
Days on Market Until Sale	42	22	- 47.6%	48	32	- 33.3%
Inventory of Homes for Sale	12	11	- 8.3%	--	--	--
Months Supply of Inventory	1.2	1.5	+ 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.

Townhouse-Condo	June			Year to Date		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
Key Metrics						
New Listings	2	0	- 100.0%	9	12	+ 33.3%
Closed Sales	0	2	--	6	14	+ 133.3%
Median Sales Price*	\$0	\$332,422	--	\$247,500	\$332,422	+ 34.3%
Percent of Original List Price Received*	0.0%	115.1%	--	97.2%	103.1%	+ 6.1%
Days on Market Until Sale	0	55	--	23	56	+ 143.5%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	1.6	0.4	- 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

