

# Local Market Update for July 2022

A Research Tool Provided by the Northwest Vermont REALTOR® Association



Northwest Vermont  
REALTOR® Association

## Fairfield

Franklin County

| Single-Family                            | July      |      |                | Year to Date |             |                |
|--|-----------|------|----------------|--------------|-------------|----------------|
| Key Metrics                              | 2021      | 2022 | Percent Change | Thru 7-2021  | Thru 7-2022 | Percent Change |
| New Listings                             | 1         | 1    | 0.0%           | 12           | 5           | - 58.3%        |
| Closed Sales                             | 2         | 0    | - 100.0%       | 8            | 3           | - 62.5%        |
| Median Sales Price*                      | \$308,000 | \$0  | - 100.0%       | \$307,250    | \$425,000   | + 38.3%        |
| Percent of Original List Price Received* | 95.3%     | 0.0% | - 100.0%       | 99.1%        | 99.2%       | + 0.1%         |
| Days on Market Until Sale                | 29        | 0    | - 100.0%       | 25           | 49          | + 96.0%        |
| Inventory of Homes for Sale              | 3         | 1    | - 66.7%        | --           | --          | --             |
| Months Supply of Inventory               | 1.9       | 0.9  | - 52.6%        | --           | --          | --             |

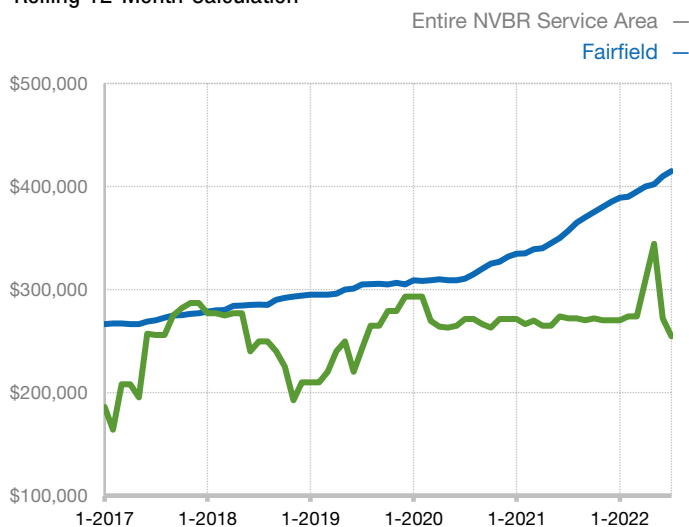
\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

| Townhouse-Condo                          | July |      |                | Year to Date |             |                |
|--|------|------|----------------|--------------|-------------|----------------|
| Key Metrics                              | 2021 | 2022 | Percent Change | Thru 7-2021  | Thru 7-2022 | Percent Change |
| New Listings                             | 0    | 0    | --             | 1            | 0           | - 100.0%       |
| Closed Sales                             | 0    | 0    | --             | 1            | 0           | - 100.0%       |
| Median Sales Price*                      | \$0  | \$0  | --             | \$221,550    | \$0         | - 100.0%       |
| Percent of Original List Price Received* | 0.0% | 0.0% | --             | 98.5%        | 0.0%        | - 100.0%       |
| Days on Market Until Sale                | 0    | 0    | --             | 0            | 0           | --             |
| Inventory of Homes for Sale              | 0    | 0    | --             | --           | --          | --             |
| Months Supply of Inventory               | 0.0  | 0.0  | --             | --           | --          | --             |

\* 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

