

# Local Market Update for August 2022

A Research Tool Provided by the Northwest Vermont REALTOR® Association



Northwest Vermont  
REALTOR® Association

## Berkshire

Franklin County

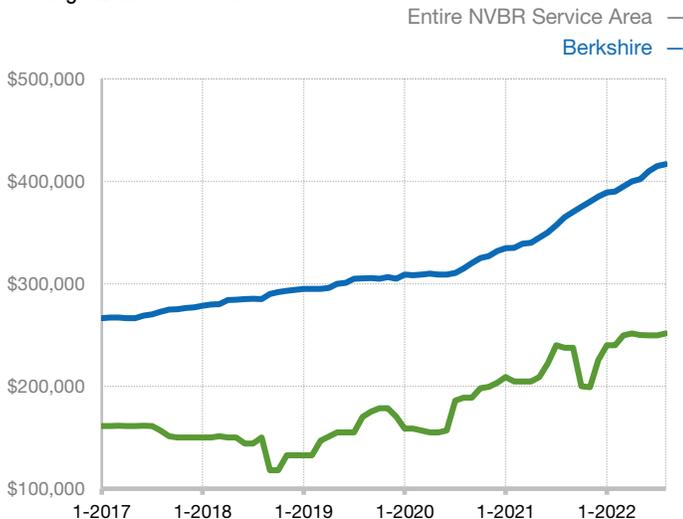
| Single-Family                            | August    |      |                | Year to Date |             |                |
|--|-----------|------|----------------|--------------|-------------|----------------|
|  | 2021      | 2022 | Percent Change | Thru 8-2021  | Thru 8-2022 | Percent Change |
| <b>Key Metrics</b>                       |           |      |                |              |             |                |
| New Listings                             | 3         | 2    | - 33.3%        | 12           | 12          | 0.0%           |
| Closed Sales                             | 2         | 0    | - 100.0%       | 9            | 11          | + 22.2%        |
| Median Sales Price*                      | \$197,500 | \$0  | - 100.0%       | \$200,000    | \$295,000   | + 47.5%        |
| Percent of Original List Price Received* | 95.9%     | 0.0% | - 100.0%       | 96.1%        | 103.5%      | + 7.7%         |
| Days on Market Until Sale                | 179       | 0    | - 100.0%       | 109          | 25          | - 77.1%        |
| Inventory of Homes for Sale              | 7         | 1    | - 85.7%        | --           | --          | --             |
| Months Supply of Inventory               | 4.4       | 0.5  | - 88.6%        | --           | --          | --             |

\* 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                          | August |      |                | Year to Date |             |                |
|--|--------|------|----------------|--------------|-------------|----------------|
|  | 2021   | 2022 | Percent Change | Thru 8-2021  | Thru 8-2022 | Percent Change |
| <b>Key Metrics</b>                       |        |      |                |              |             |                |
| New Listings                             | 0      | 0    | --             | 0            | 0           | --             |
| Closed Sales                             | 0      | 0    | --             | 0            | 0           | --             |
| Median Sales Price*                      | \$0    | \$0  | --             | \$0          | \$0         | --             |
| Percent of Original List Price Received* | 0.0%   | 0.0% | --             | 0.0%         | 0.0%        | --             |
| 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

