

# Local Market Update for August 2022

A Research Tool Provided by the Northwest Vermont REALTOR® Association



Northwest Vermont  
REALTOR® Association

## South Hero

Grand Isle County

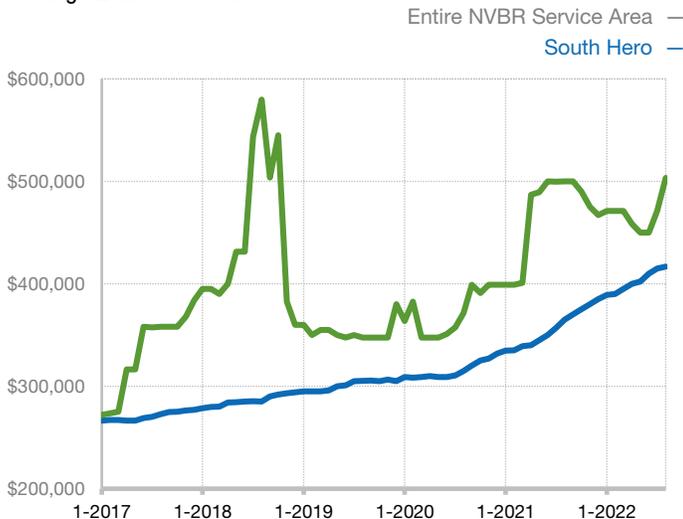
| Single-Family                            | August    |                  |                | Year to Date |                  |                |
|--|-----------|------------------|----------------|--------------|------------------|----------------|
|  | 2021      | 2022             | Percent Change | Thru 8-2021  | Thru 8-2022      | Percent Change |
| <b>Key Metrics</b>                       |           |                  |                |              |                  |                |
| New Listings                             | 5         | 4                | - 20.0%        | 28           | 16               | - 42.9%        |
| Closed Sales                             | 9         | 1                | - 88.9%        | 20           | 9                | - 55.0%        |
| Median Sales Price*                      | \$475,000 | <b>\$645,000</b> | + 35.8%        | \$490,000    | <b>\$700,000</b> | + 42.9%        |
| Percent of Original List Price Received* | 100.9%    | <b>129.0%</b>    | + 27.8%        | 99.0%        | <b>108.8%</b>    | + 9.9%         |
| Days on Market Until Sale                | 56        | 4                | - 92.9%        | 55           | 37               | - 32.7%        |
| Inventory of Homes for Sale              | 11        | 7                | - 36.4%        | --           | --               | --             |
| Months Supply of Inventory               | 3.7       | 2.9              | - 21.6%        | --           | --               | --             |

\* 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            | 1           | --             |
| Closed Sales                             | 0      | 0           | --             | 0            | 0           | --             |
| Median Sales Price*                      | \$0    | <b>\$0</b>  | --             | \$0          | <b>\$0</b>  | --             |
| Percent of Original List Price Received* | 0.0%   | <b>0.0%</b> | --             | 0.0%         | <b>0.0%</b> | --             |
| 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

