

Local Market Update for October 2022

A Research Tool Provided by the Northwest Vermont REALTOR® Association



Northwest Vermont
REALTOR® Association

Winooski

Chittenden County

Single-Family

Key Metrics	October			Year to Date		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
New Listings	7	4	- 42.9%	54	29	- 46.3%
Closed Sales	4	2	- 50.0%	44	29	- 34.1%
Median Sales Price*	\$398,500	\$372,500	- 6.5%	\$341,750	\$380,000	+ 11.2%
Percent of Original List Price Received*	101.0%	109.4%	+ 8.3%	103.7%	105.2%	+ 1.4%
Days on Market Until Sale	6	5	- 16.7%	15	9	- 40.0%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	0.6	0.3	- 50.0%	--	--	--

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

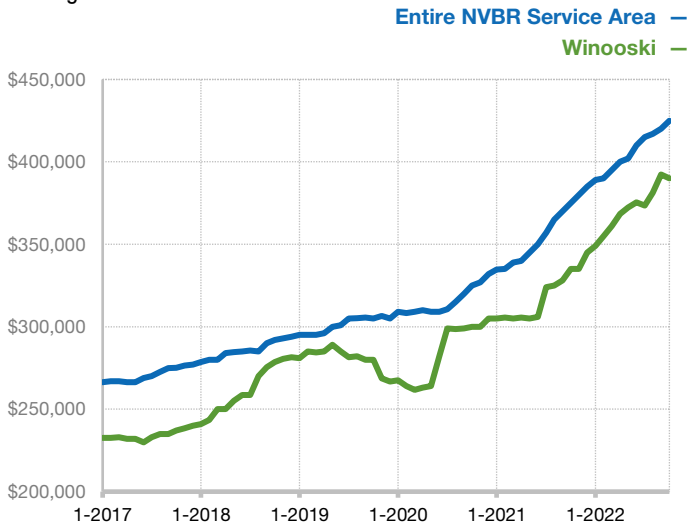
Townhouse-Condo

Key Metrics	October			Year to Date		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
New Listings	0	1	--	23	14	- 39.1%
Closed Sales	5	1	- 80.0%	21	14	- 33.3%
Median Sales Price*	\$415,000	\$406,600	- 2.0%	\$305,000	\$365,000	+ 19.7%
Percent of Original List Price Received*	99.4%	102.3%	+ 2.9%	101.7%	105.0%	+ 3.2%
Days on Market Until Sale	35	6	- 82.9%	13	40	+ 207.7%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	0.9	0.6	- 33.3%	--	--	--

* 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

