

# Local Market Update for October 2022

A Research Tool Provided by the Northwest Vermont REALTOR® Association



Northwest Vermont  
REALTOR® Association

## Montgomery

Franklin County

Single-Family	October			Year to Date		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
<b>Key Metrics</b>						
New Listings	7	1	- 85.7%	30	25	- 16.7%
Closed Sales	5	2	- 60.0%	22	22	0.0%
Median Sales Price*	\$275,000	<b>\$305,100</b>	+ 10.9%	\$234,000	<b>\$312,000</b>	+ 33.3%
Percent of Original List Price Received*	96.0%	<b>91.3%</b>	- 4.9%	93.1%	<b>95.2%</b>	+ 2.3%
Days on Market Until Sale	45	<b>37</b>	- 17.8%	110	<b>67</b>	- 39.1%
Inventory of Homes for Sale	16	<b>11</b>	- 31.3%	--	--	--
Months Supply of Inventory	6.3	<b>5.1</b>	- 19.0%	--	--	--

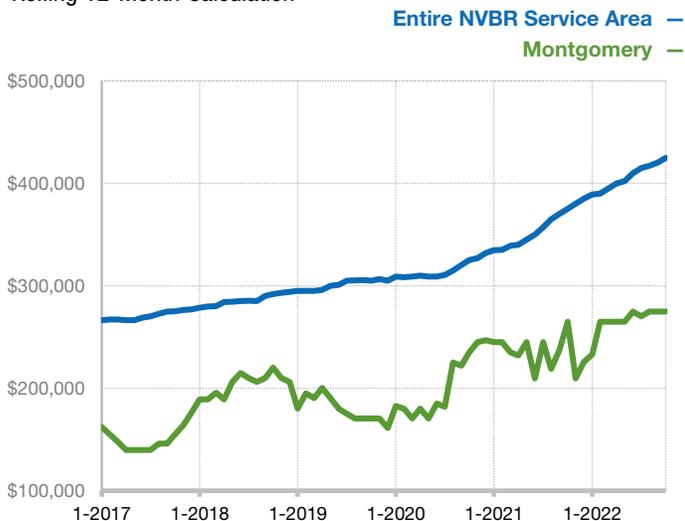
\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse-Condo	October			Year to Date		
	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
<b>Key Metrics</b>						
New Listings	0	0	--	0	0	--
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	<b>0.0</b>	--	--	--	--

\* 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

