

# Local Market Update for October 2022

A Research Tool Provided by the Northwest Vermont REALTOR® Association



Northwest Vermont  
REALTOR® Association

## Swanton

Franklin County

Single-Family	October			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
New Listings	7	8	+ 14.3%	97	96	- 1.0%
Closed Sales	5	4	- 20.0%	73	73	0.0%
Median Sales Price*	\$260,000	\$337,000	+ 29.6%	\$266,000	\$297,500	+ 11.8%
Percent of Original List Price Received*	102.1%	78.9%	- 22.7%	100.4%	100.6%	+ 0.2%
Days on Market Until Sale	7	96	+ 1271.4%	46	34	- 26.1%
Inventory of Homes for Sale	14	20	+ 42.9%	--	--	--
Months Supply of Inventory	1.7	2.6	+ 52.9%	--	--	--

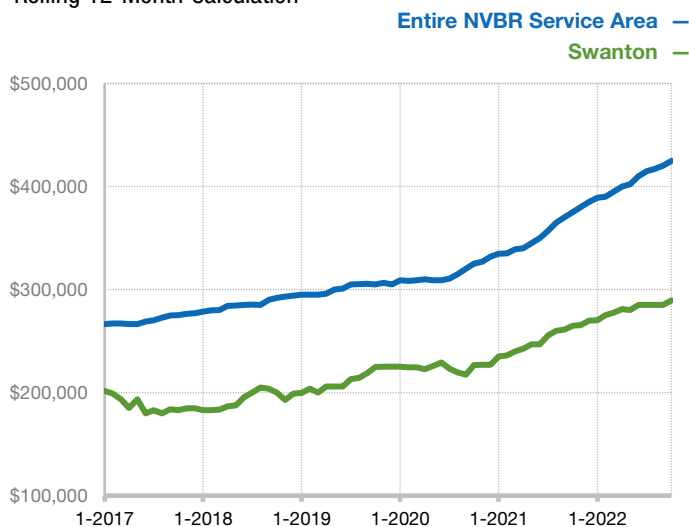
\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse-Condo	October			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 10-2021	Thru 10-2022	Percent Change
New Listings	0	0	--	3	5	+ 66.7%
Closed Sales	0	2	--	2	5	+ 150.0%
Median Sales Price*	\$0	\$281,500	--	\$217,000	\$240,000	+ 10.6%
Percent of Original List Price Received*	0.0%	100.4%	--	103.7%	102.7%	- 1.0%
Days on Market Until Sale	0	4	--	44	3	- 93.2%
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

