

# Local Market Update for November 2022

A Research Tool Provided by the Northwest Vermont REALTOR® Association



Northwest Vermont  
REALTOR® Association

## Chittenden County

### Single-Family

Key Metrics	November			Year to Date		
	2021	2022	Percent Change	Thru 11-2021	Thru 11-2022	Percent Change
New Listings	87	72	- 17.2%	1,523	1,289	- 15.4%
Closed Sales	131	98	- 25.2%	1,355	1,112	- 17.9%
Median Sales Price*	\$480,000	\$485,950	+ 1.2%	\$430,000	\$500,000	+ 16.3%
Percent of Original List Price Received*	101.0%	100.8%	- 0.2%	102.1%	104.1%	+ 2.0%
Days on Market Until Sale	25	18	- 28.0%	25	19	- 24.0%
Inventory of Homes for Sale	110	125	+ 13.6%	--	--	--
Months Supply of Inventory	0.9	1.3	+ 44.4%	--	--	--

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

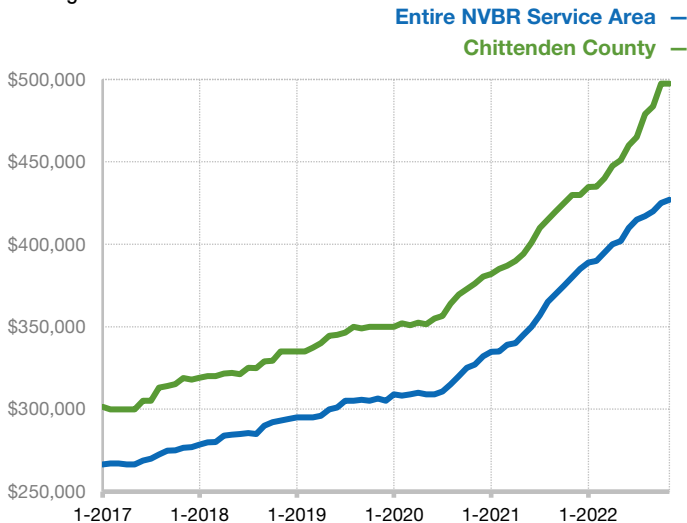
### Townhouse-Condo

Key Metrics	November			Year to Date		
	2021	2022	Percent Change	Thru 11-2021	Thru 11-2022	Percent Change
New Listings	39	28	- 28.2%	660	619	- 6.2%
Closed Sales	44	46	+ 4.5%	609	613	+ 0.7%
Median Sales Price*	\$276,750	\$330,000	+ 19.2%	\$277,000	\$350,000	+ 26.4%
Percent of Original List Price Received*	105.1%	101.3%	- 3.6%	102.8%	105.6%	+ 2.7%
Days on Market Until Sale	11	17	+ 54.5%	25	17	- 32.0%
Inventory of Homes for Sale	38	31	- 18.4%	--	--	--
Months Supply of Inventory	0.7	0.6	- 14.3%	--	--	--

\* 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

