

Local Market Update for December 2022

A Research Tool Provided by the Northwest Vermont REALTOR® Association



Northwest Vermont
REALTOR Association

Montgomery

Franklin County

Single-Family	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	1	1	0.0%	31	26	- 16.1%
Closed Sales	3	1	- 66.7%	29	26	- 10.3%
Median Sales Price*	\$240,000	\$420,000	+ 75.0%	\$225,600	\$292,000	+ 29.4%
Percent of Original List Price Received*	94.9%	87.6%	- 7.7%	93.7%	95.4%	+ 1.8%
Days on Market Until Sale	264	176	- 33.3%	149	65	- 56.4%
Inventory of Homes for Sale	7	9	+ 28.6%	--	--	--
Months Supply of Inventory	2.8	4.7	+ 67.9%	--	--	--

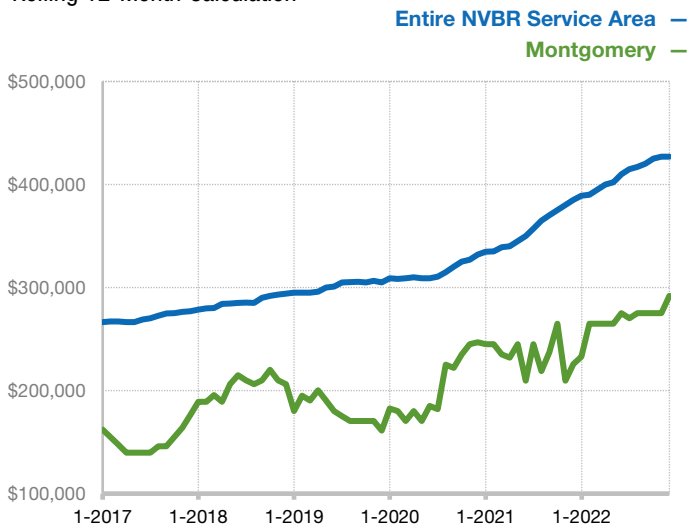
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse-Condo	December			Year to Date		
Key Metrics	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
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

