

Local Market Update for December 2022

A Research Tool Provided by the Northwest Vermont REALTOR® Association



Northwest Vermont
REALTOR Association

Milton

Chittenden County

Single-Family

Key Metrics	December			Year to Date		
	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	4	3	- 25.0%	142	102	- 28.2%
Closed Sales	14	10	- 28.6%	137	87	- 36.5%
Median Sales Price*	\$352,500	\$375,000	+ 6.4%	\$350,000	\$407,000	+ 16.3%
Percent of Original List Price Received*	101.1%	98.9%	- 2.2%	102.4%	102.6%	+ 0.2%
Days on Market Until Sale	48	16	- 66.7%	22	20	- 9.1%
Inventory of Homes for Sale	6	8	+ 33.3%	--	--	--
Months Supply of Inventory	0.5	1.0	+ 100.0%	--	--	--

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

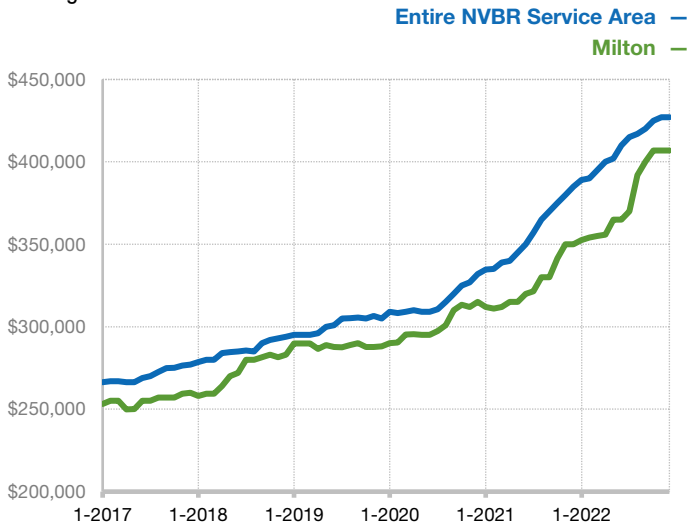
Townhouse-Condo

Key Metrics	December			Year to Date		
	2021	2022	Percent Change	Thru 12-2021	Thru 12-2022	Percent Change
New Listings	0	0	--	22	24	+ 9.1%
Closed Sales	2	1	- 50.0%	20	15	- 25.0%
Median Sales Price*	\$226,000	\$487,739	+ 115.8%	\$247,250	\$273,000	+ 10.4%
Percent of Original List Price Received*	101.9%	101.8%	- 0.1%	103.3%	104.4%	+ 1.1%
Days on Market Until Sale	12	43	+ 258.3%	22	28	+ 27.3%
Inventory of Homes for Sale	3	9	+ 200.0%	--	--	--
Months Supply of Inventory	1.4	6.2	+ 342.9%	--	--	--

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

Median Sales Price – Single Family

Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation

