

Local Market Update for April 2023

A Research Tool Provided by the Northwest Vermont REALTOR® Association



Northwest Vermont
REALTOR Association

Milton

Chittenden County

Single-Family

Key Metrics	April			Year to Date		
	2022	2023	Percent Change	Thru 4-2022	Thru 4-2023	Percent Change
New Listings	8	6	- 25.0%	27	32	+ 18.5%
Closed Sales	5	6	+ 20.0%	16	32	+ 100.0%
Median Sales Price*	\$469,000	\$338,250	- 27.9%	\$420,000	\$411,000	- 2.1%
Percent of Original List Price Received*	104.4%	99.4%	- 4.8%	104.4%	102.4%	- 1.9%
Days on Market Until Sale	71	10	- 85.9%	30	31	+ 3.3%
Inventory of Homes for Sale	9	6	- 33.3%	--	--	--
Months Supply of Inventory	0.9	0.7	- 22.2%	--	--	--

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

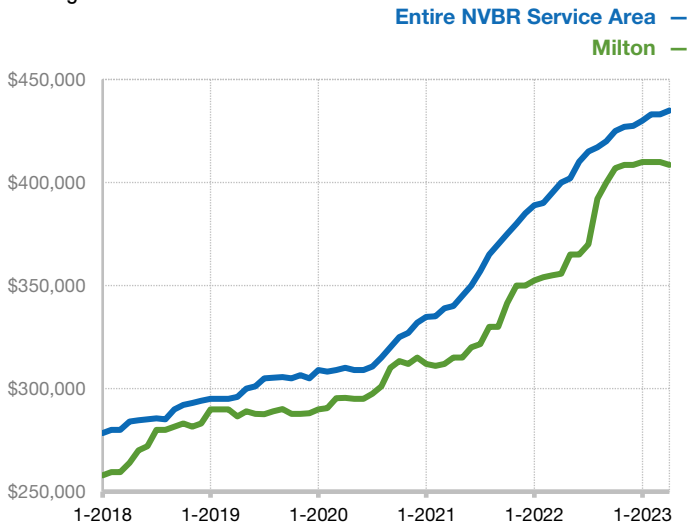
Townhouse-Condo

Key Metrics	April			Year to Date		
	2022	2023	Percent Change	Thru 4-2022	Thru 4-2023	Percent Change
New Listings	4	2	- 50.0%	6	7	+ 16.7%
Closed Sales	1	1	0.0%	3	3	0.0%
Median Sales Price*	\$322,500	\$235,000	- 27.1%	\$270,000	\$235,000	- 13.0%
Percent of Original List Price Received*	109.3%	112.2%	+ 2.7%	98.9%	112.2%	+ 13.4%
Days on Market Until Sale	2	4	+ 100.0%	41	5	- 87.8%
Inventory of Homes for Sale	1	12	+ 1100.0%	--	--	--
Months Supply of Inventory	0.5	10.0	+ 1900.0%	--	--	--

* 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

