

Local Market Update for April 2023

A Research Tool Provided by the Northwest Vermont REALTOR® Association



Northwest Vermont
REALTOR Association

Williston

Chittenden County

Single-Family

Key Metrics	April			Year to Date		
	2022	2023	Percent Change	Thru 4-2022	Thru 4-2023	Percent Change
New Listings	9	7	- 22.2%	35	19	- 45.7%
Closed Sales	7	5	- 28.6%	25	23	- 8.0%
Median Sales Price*	\$573,459	\$575,000	+ 0.3%	\$573,459	\$575,000	+ 0.3%
Percent of Original List Price Received*	100.6%	101.7%	+ 1.1%	101.2%	99.9%	- 1.3%
Days on Market Until Sale	35	55	+ 57.1%	20	42	+ 110.0%
Inventory of Homes for Sale	6	3	- 50.0%	--	--	--
Months Supply of Inventory	0.7	0.4	- 42.9%	--	--	--

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

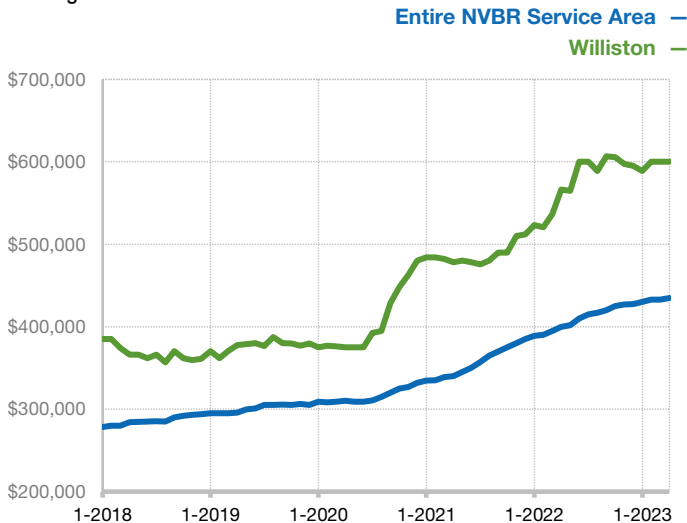
Townhouse-Condo

Key Metrics	April			Year to Date		
	2022	2023	Percent Change	Thru 4-2022	Thru 4-2023	Percent Change
New Listings	9	4	- 55.6%	25	21	- 16.0%
Closed Sales	6	11	+ 83.3%	18	16	- 11.1%
Median Sales Price*	\$475,000	\$360,000	- 24.2%	\$350,000	\$356,000	+ 1.7%
Percent of Original List Price Received*	109.8%	103.2%	- 6.0%	105.7%	103.2%	- 2.4%
Days on Market Until Sale	6	18	+ 200.0%	13	16	+ 23.1%
Inventory of Homes for Sale	3	4	+ 33.3%	--	--	--
Months Supply of Inventory	0.6	0.8	+ 33.3%	--	--	--

* 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

