

# Local Market Update for June 2020

A Research Tool Provided by the Northwestern Vermont Board of REALTORS®



## Swanton

Franklin County

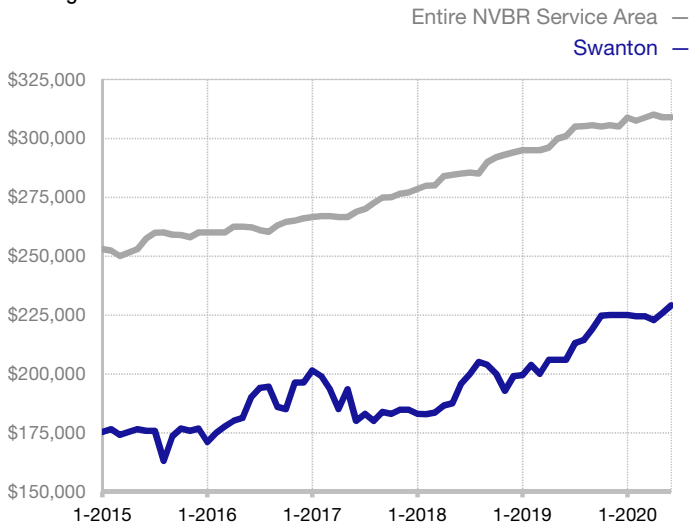
Single-Family	June			Year to Date		
	2019	2020	Percent Change	Thru 6-2019	Thru 6-2020	Percent Change
<b>Key Metrics</b>						
New Listings	21	12	- 42.9%	71	55	- 22.5%
Closed Sales	7	10	+ 42.9%	37	43	+ 16.2%
Median Sales Price*	\$248,000	<b>\$282,500</b>	+ 13.9%	\$219,000	<b>\$234,900</b>	+ 7.3%
Percent of Original List Price Received*	95.9%	<b>97.9%</b>	+ 2.1%	95.0%	<b>97.4%</b>	+ 2.5%
Days on Market Until Sale	152	<b>107</b>	- 29.6%	105	<b>113</b>	+ 7.6%
Inventory of Homes for Sale	43	<b>20</b>	- 53.5%	--	--	--
Months Supply of Inventory	5.4	<b>2.1</b>	- 61.1%	--	--	--

\* 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	June			Year to Date		
	2019	2020	Percent Change	Thru 6-2019	Thru 6-2020	Percent Change
<b>Key Metrics</b>						
New Listings	1	3	+ 200.0%	6	4	- 33.3%
Closed Sales	0	0	--	3	3	0.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$182,000	<b>\$199,950</b>	+ 9.9%
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	100.6%	<b>101.2%</b>	+ 0.6%
Days on Market Until Sale	0	0	--	146	<b>194</b>	+ 32.9%
Inventory of Homes for Sale	4	<b>2</b>	- 50.0%	--	--	--
Months Supply of Inventory	3.3	<b>1.7</b>	- 48.5%	--	--	--

\* 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

