

Local Market Update for March 2021

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



Berkshire

Franklin County

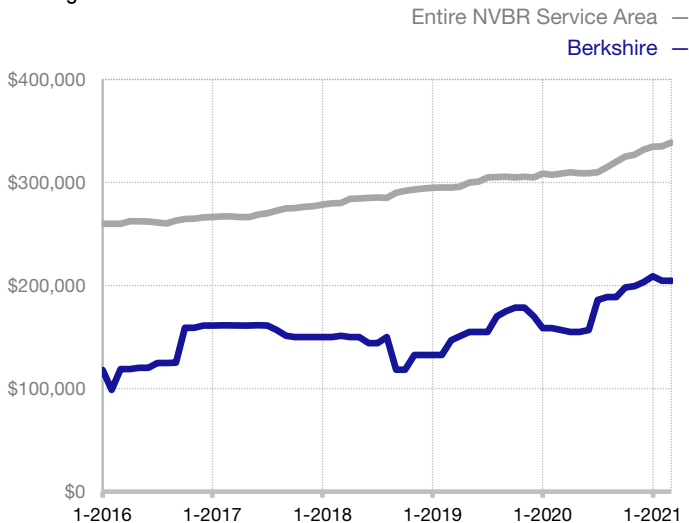
Single-Family	March			Year to Date		
	2020	2021	Percent Change	Thru 3-2020	Thru 3-2021	Percent Change
Key Metrics						
New Listings	3	0	- 100.0%	5	0	- 100.0%
Closed Sales	1	1	0.0%	2	4	+ 100.0%
Median Sales Price*	\$106,850	\$150,000	+ 40.4%	\$130,925	\$179,500	+ 37.1%
Percent of Original List Price Received*	85.5%	100.1%	+ 17.1%	88.6%	94.8%	+ 7.0%
Days on Market Until Sale	296	172	- 41.9%	248	86	- 65.3%
Inventory of Homes for Sale	13	2	- 84.6%	--	--	--
Months Supply of Inventory	6.5	1.2	- 81.5%	--	--	--

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

Townhouse-Condo	March			Year to Date		
	2020	2021	Percent Change	Thru 3-2020	Thru 3-2021	Percent Change
Key Metrics						
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

