

Local Market Update for July 2021

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



Fairfield

Franklin County

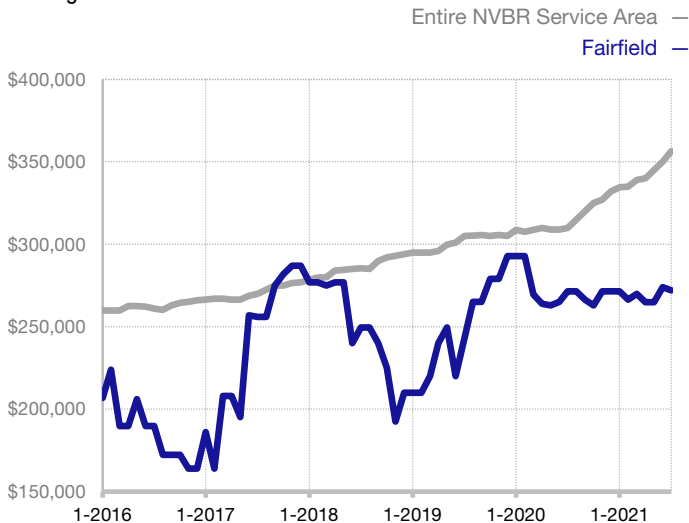
Single-Family	July			Year to Date		
	2020	2021	Percent Change	Thru 7-2020	Thru 7-2021	Percent Change
Key Metrics						
New Listings	2	0	- 100.0%	10	11	+ 10.0%
Closed Sales	3	2	- 33.3%	10	8	- 20.0%
Median Sales Price*	\$380,000	\$308,000	- 18.9%	\$271,450	\$307,250	+ 13.2%
Percent of Original List Price Received*	96.0%	95.3%	- 0.7%	90.2%	99.1%	+ 9.9%
Days on Market Until Sale	79	29	- 63.3%	95	25	- 73.7%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	1.0	0.6	- 40.0%	--	--	--

* 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	July			Year to Date		
	2020	2021	Percent Change	Thru 7-2020	Thru 7-2021	Percent Change
Key Metrics						
New Listings	0	0	--	0	1	--
Closed Sales	0	0	--	0	1	--
Median Sales Price*	\$0	\$0	--	\$0	\$221,550	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	98.5%	--
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

