

# Local Market Update for October 2021

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



## Chittenden County

Single-Family	October			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
New Listings	146	114	- 21.9%	1,411	1,434	+ 1.6%
Closed Sales	141	165	+ 17.0%	1,137	1,221	+ 7.4%
Median Sales Price*	\$385,000	\$412,000	+ 7.0%	\$376,000	\$427,000	+ 13.6%
Percent of Original List Price Received*	98.6%	101.5%	+ 2.9%	98.2%	102.2%	+ 4.1%
Days on Market Until Sale	29	25	- 13.8%	43	26	- 39.5%
Inventory of Homes for Sale	215	121	- 43.7%	--	--	--
Months Supply of Inventory	1.8	1.0	- 44.4%	--	--	--

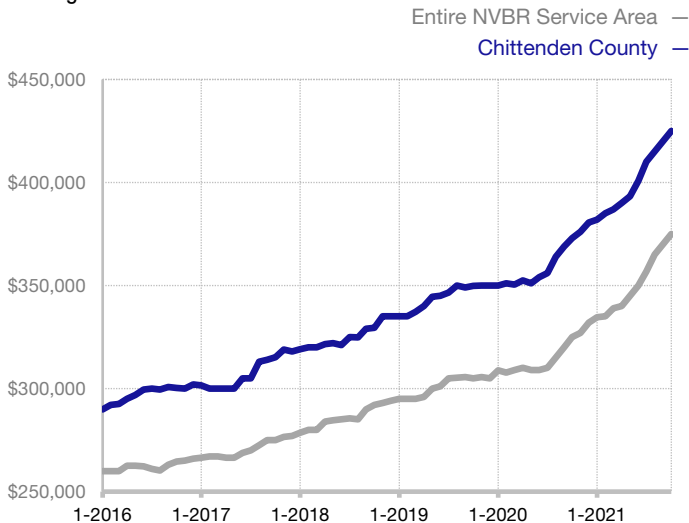
\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse-Condo	October			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
New Listings	54	43	- 20.4%	646	621	- 3.9%
Closed Sales	75	63	- 16.0%	602	563	- 6.5%
Median Sales Price*	\$281,000	\$285,000	+ 1.4%	\$267,000	\$277,000	+ 3.7%
Percent of Original List Price Received*	99.8%	103.7%	+ 3.9%	99.8%	102.6%	+ 2.8%
Days on Market Until Sale	32	24	- 25.0%	41	27	- 34.1%
Inventory of Homes for Sale	71	38	- 46.5%	--	--	--
Months Supply of Inventory	1.2	0.7	- 41.7%	--	--	--

\* 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

