

Local Market Update for October 2021

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



Shelburne

Chittenden County

Single-Family	October			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
New Listings	8	5	- 37.5%	80	98	+ 22.5%
Closed Sales	10	8	- 20.0%	62	93	+ 50.0%
Median Sales Price*	\$446,750	\$485,000	+ 8.6%	\$606,250	\$660,000	+ 8.9%
Percent of Original List Price Received*	98.2%	99.1%	+ 0.9%	96.1%	99.1%	+ 3.1%
Days on Market Until Sale	20	15	- 25.0%	54	22	- 59.3%
Inventory of Homes for Sale	17	6	- 64.7%	--	--	--
Months Supply of Inventory	2.5	0.6	- 76.0%	--	--	--

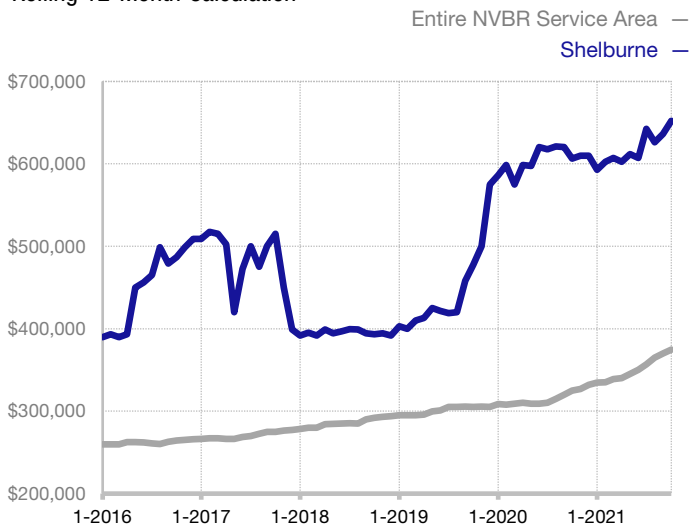
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse-Condo	October			Year to Date		
Key Metrics	2020	2021	Percent Change	Thru 10-2020	Thru 10-2021	Percent Change
New Listings	0	2	--	25	28	+ 12.0%
Closed Sales	2	2	0.0%	27	21	- 22.2%
Median Sales Price*	\$238,750	\$530,000	+ 122.0%	\$375,000	\$289,077	- 22.9%
Percent of Original List Price Received*	101.2%	97.2%	- 4.0%	100.2%	98.8%	- 1.4%
Days on Market Until Sale	5	5	0.0%	38	30	- 21.1%
Inventory of Homes for Sale	2	8	+ 300.0%	--	--	--
Months Supply of Inventory	0.6	3.3	+ 450.0%	--	--	--

* 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

