



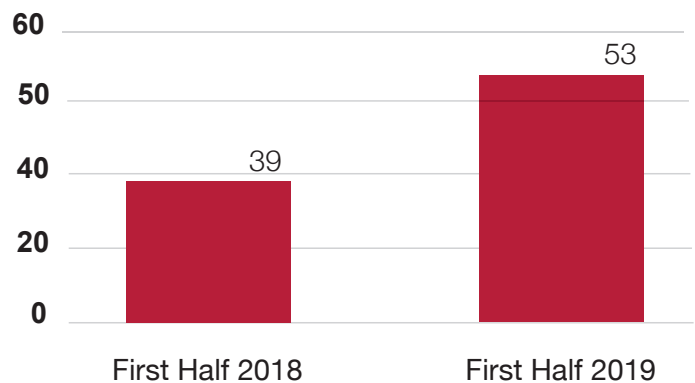
Second Quarter 2019 Killington Market Report

The number of full-ownership condo units sold in the first half of 2019 has **increased 36%**, **(39 to 53)** compared to the first half of 2018.

Comparing the first quarter of 2019 to this second quarter, the number of full-ownership condos sold has climbed from **21 to 33**, a **57% increase**.

Condo Sales

Full Ownership



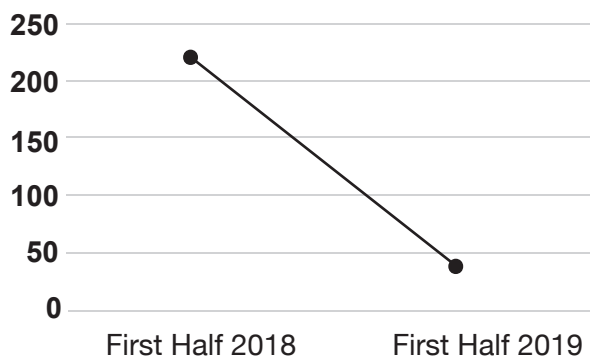
*Data sourced from NEREN MLS as of June 30, 2019

Second quarter stats confirm **strong market upturn for 2019**, specifically in full-ownership condo sales.

The average full-ownership condo sale price **increased 39%** compared to the first half of 2018 (\$133,089 to \$184,759). The average number of days spent on the market for condos has decreased dramatically in the first half of 2019 compared to the first half of last year, **from 223 to 43 days, an 81% decrease**. Further, the average days on market of condos sold has continued to decrease this quarter compared to last quarter, from 59 to a **current average of 33 days**.

Average Condo Days on Market

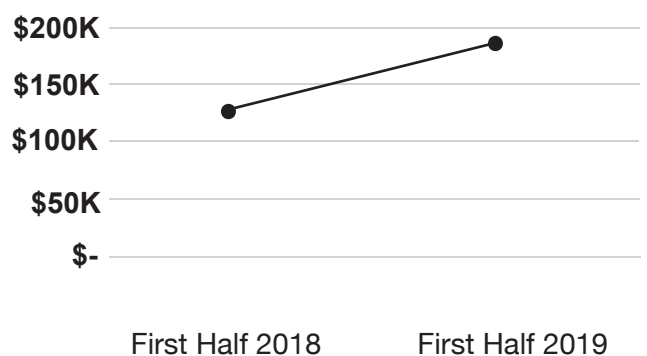
Full Ownership DOM



*Data sourced from NEREN MLS as of June 30, 2019

Average Condo Sale Price

Full Ownership



*Data sourced from NEREN MLS as of June 30, 2019

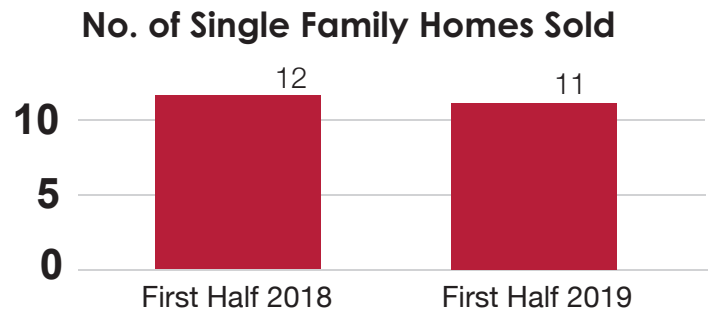
For 46 years,
a leader in winter seasonal rentals and sales



**Killington Valley
Real Estate**

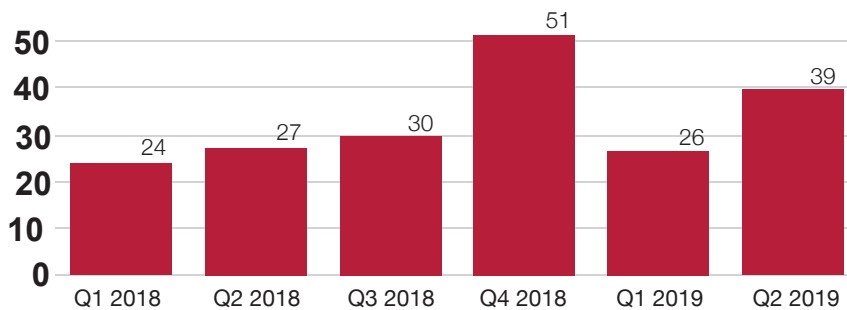
Second Quarter 2019 Killington Market Report

While condo sales have increased dramatically, single family home sales have **remained nearly flat** this first half compared to the first half of 2018 (**11 to 12**).



*Data sourced from NEREN MLS as of June 30, 2019

Single Family Homes, Condos and Multi Family Sales

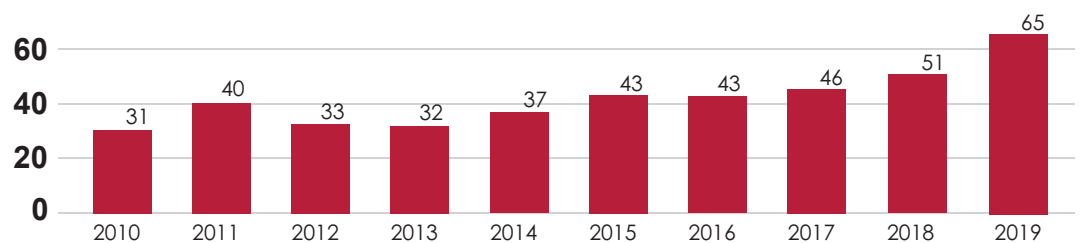


*Data sourced from NEREN MLS as of June 30, 2019

Overall sales are **trending back up** after a downturn from second half of last year. This decrease can be attributed to **extremely low inventory** at the end of 2018. As inventory has started to rise again, so have sales.

Single Family Home, Condo and Multi-Family Sales (first half)

The first half of 2019 has set the stage for overall sales to **continue trending upward on a year over year comparison**.



*Data sourced from NEREN MLS as of June 30, 2019

With 65 sales thus far, we expect 2019 year totals to exceed that of the past ten years'. The above graph shows the first half of the year number of properties sold over the past decade. Compared to the first half of last year, the number of properties sold in this first half is **up 27% compared to last year**.

	BEDROOMS/BATHS	LIST PRICE	PRICE CLOSED	DATE CLOSED	DAYS ON MARKET
Single Family Homes					
573 Tanglewood Drive	5/3	\$325,000	\$290,000	5/15/2019	784
1899 East Mountain Road	5/3	\$399,000	\$371,000	5/3/2019	278
956 Roaring Brook Road	2/2	\$389,000	\$375,000	6/28/2019	200
583 Rim Road	5/2	\$425,000	\$418,000	4/26/2019	52
132 Great Trail Road	5/2	\$725,000	\$660,000	5/10/2019	33
647 Trailview Drive	4/5	\$2,900,000	\$2,400,000	5/28/2019	378

Condominiums

Burke Hollow E-1	3/4	\$499,000	\$485,000	6/3/2019	34
Colony Club F-31	3/3	\$279,000	\$270,000	5/23/2019	20
Edgemont B-2	2/2	\$151,000	\$150,000	6/14/2019	11
Fall Line E3	2/2	\$199,000	\$195,000	4/5/2019	4
Fall Line G1	1/1	\$125,000	\$120,000	5/13/2019	90
Glazebrook G-1	3/3	\$450,000	\$410,000	6/24/2019	11
Hemlock Ridge 1-B	3/2	\$165,000	\$160,000	5/3/2019	12
Highridge A13	2/2	\$259,000	\$247,500	6/17/2019	33
Highridge I-4	1/1	\$122,000	\$122,000	4/25/2019	1
Killington Inn & Suites 521, 522 & 523	2/3	\$155,000	\$153,000	4/26/2019	11
Mountain Green 2-A-1	2/2	\$117,500	\$112,000	4/19/2019	6
Pico Village Square C-205	1/1	\$73,900	\$71,500	6/21/2019	14
Pico Village Square D-407	1/1	\$69,900	\$68,500	4/1/2019	101
Pico Village Square E-202	2/2	\$174,900	\$162,000	5/10/2019	85
Pico Village Square G-201	3/2	\$184,900	\$181,500	5/10/2019	4
Pico Village Square G-305	3/3	\$199,000	\$195,000	6/21/2019	29
Pinnacle D-18	3/2	\$239,000	\$222,000	4/26/2019	9
Pinnacle E-2	2/2	\$169,900	\$162,500	5/7/2019	85
Pinnacle F-13	1/1	\$134,900	\$133,000	5/29/2019	97
Pinnacle F-16	2/2	\$172,500	\$168,500	5/24/2019	23
Sunrise 25A	3/4	\$679,000	\$655,000	5/10/2019	26
The Heights 1-C	3/3	\$399,900	\$396,950	6/21/2019	316
Trail Creek 26	2/2	\$216,000	\$216,000	4/12/2019	2
Valley Park B4	2/1	\$108,000	\$108,100	4/1/2019	7
Whiffletree A2	3/2	\$149,000	\$140,700	5/24/2019	11
Whiffletree H1	1/1	\$79,000	\$74,000	6/7/2019	21
Woods B1	3/4	\$287,000	\$287,000	5/13/2019	7
Woods V13	2/2	\$169,000	\$175,000	4/4/2019	4
Woods V2	2/2	\$129,000	\$125,000	6/17/2019	8
Woods V23	2/2	\$134,900	\$140,500	4/26/2019	18
Woods V27	2/2	\$185,000	\$185,000	4/5/2019	3
Woods V29	2/2	\$139,000	\$148,000	4/26/2019	3
Woods V37	2/2	\$159,000	\$154,500	5/15/2019	11

Land

68 Stage Road	3 Acres	\$60,000	\$50,000	4/15/2019	47
Lot 22-152 Killington Road	2.83 Acres	\$99,000	\$75,000	6/24/2019	184
23-51 Cubs Concourse	0.8 Acres	\$85,000	\$78,500	5/31/2019	11
0 Telefon Trail	3.85 Acres	\$129,000	\$122,500	6/28/2019	23
7 High Mountain Road	0.46 Acres	\$249,000	\$209,000	4/26/2019	87



summer has arrived

The growth of year round business in Killington and, thus, growth of the real estate market is incredibly exciting. While we're eager for winter to arrive and to experience all of the new resort upgrades, we're also thrilled to enjoy all the summer activities Killington now offers in the meantime. The commitment to this community from its residents, businesses and the Resort and the impact it has had on increasing the liveability of the area is wonderful to see.

To those thinking of listing property, now is the time and we're happy to help you through the process and make it the smoothest business transaction you've ever had.

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