

# Local Market Update – August 2026

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## Rutland

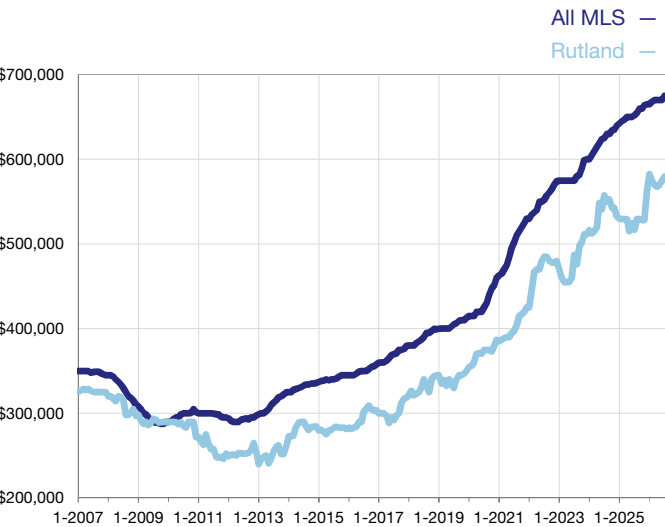
| Single-Family Properties                 | August    |           |          | Year to Date |           |         |
|------------------------------------------|-----------|-----------|----------|--------------|-----------|---------|
|                                          | 2025      | 2026      | + / -    | 2025         | 2026      | + / -   |
| Key Metrics                              |           |           |          |              |           |         |
| Pending Sales                            | 3         | 12        | + 300.0% | 51           | 67        | + 31.4% |
| Closed Sales                             | 8         | 13        | + 62.5%  | 53           | 69        | + 30.2% |
| Median Sales Price*                      | \$632,500 | \$575,000 | - 9.1%   | \$565,000    | \$585,000 | + 3.5%  |
| Inventory of Homes for Sale              | 17        | 21        | + 23.5%  | --           | --        | --      |
| Months Supply of Inventory               | 2.4       | 2.5       | + 4.2%   | --           | --        | --      |
| Cumulative Days on Market Until Sale     | 30        | 39        | + 30.0%  | 30           | 47        | + 56.7% |
| Percent of Original List Price Received* | 102.0%    | 97.0%     | - 4.9%   | 101.3%       | 99.0%     | - 2.3%  |
| New Listings                             | 5         | 13        | + 160.0% | 66           | 90        | + 36.4% |

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

| Condominium Properties                   | August    |      |          | Year to Date |           |          |
|------------------------------------------|-----------|------|----------|--------------|-----------|----------|
|                                          | 2025      | 2026 | + / -    | 2025         | 2026      | + / -    |
| Key Metrics                              |           |      |          |              |           |          |
| Pending Sales                            | 1         | 1    | 0.0%     | 20           | 25        | + 25.0%  |
| Closed Sales                             | 4         | 0    | - 100.0% | 19           | 19        | 0.0%     |
| Median Sales Price*                      | \$354,950 | \$0  | - 100.0% | \$330,000    | \$305,000 | - 7.6%   |
| Inventory of Homes for Sale              | 11        | 15   | + 36.4%  | --           | --        | --       |
| Months Supply of Inventory               | 4.2       | 5.1  | + 21.4%  | --           | --        | --       |
| Cumulative Days on Market Until Sale     | 33        | 0    | - 100.0% | 35           | 92        | + 162.9% |
| Percent of Original List Price Received* | 98.1%     | 0.0% | - 100.0% | 99.4%        | 96.6%     | - 2.8%   |
| New Listings                             | 1         | 7    | + 600.0% | 27           | 44        | + 63.0%  |

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single-Family Properties  
Rolling 12-Month Calculation



Median Sales Price – Condominium Properties  
Rolling 12-Month Calculation

