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Killington Real Estate in Review

A Publication of Prestige Real Estate of Killington
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The real estate market is chugging along...



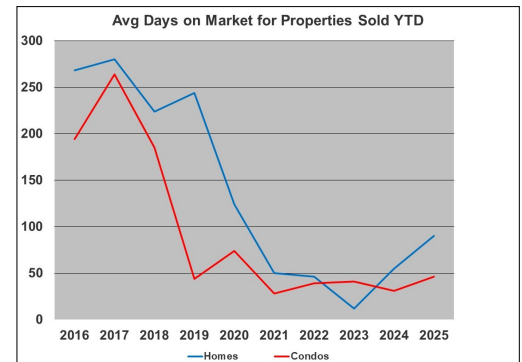
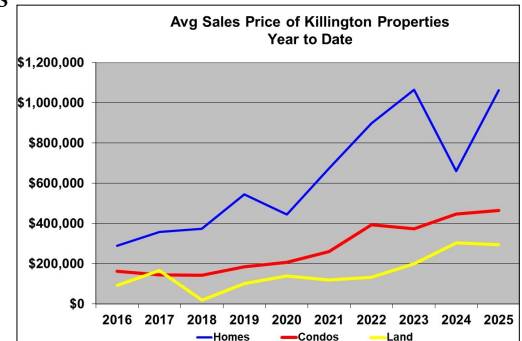
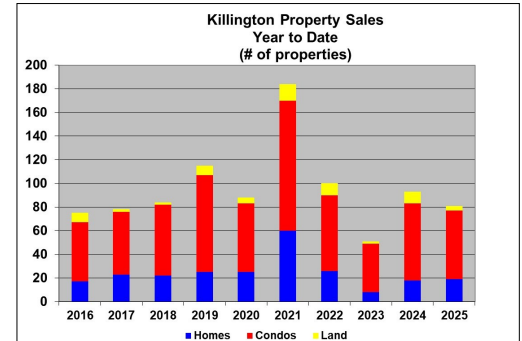
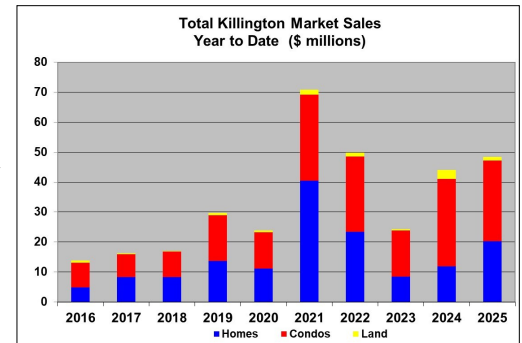
Year to date, the Killington real estate market has generated \$48.4 million in total sales revenue, up nearly 10% from the same period last year. This increase has been largely driven by higher sale prices for single family homes, even as overall sales volume declined. The number of single family homes sales was essentially flat compared to last year while condo sales volume dropped more than 10% and land sales volume dropped substantially to pre-Covid levels.

Home sale prices returned to 2023 levels, rising 61% over last year, and once again surpassing an average of \$1,000,000. Condo prices saw a more sustainable rise of about 4%, contributing to solid market performance across property types.

Properties, across the board, remain on the market longer before selling than they were a year ago. This shift could signal changing buyer behavior and/or greater price sensitivity in the current market environment.

There are currently eight condos and four single family home sales pending, priced as low as \$119K and as high as \$1,850,000.

For sellers, pricing competitively and preparing the property effectively are more important than ever with rising inventory and properties taking longer to sell. For buyers, more choices and longer days on market may offer greater negotiating power, especially with motivated sellers.



Note: Based on PrimeMLS data as of September 30, 2025

3rd Quarter 2025 Killington Property Transactions

Homes	Size	Date Sold	Days on Mkt	List Price	Sale Price
640 Barrows Towne Road	5BR/3BA	7/22/2025	56	\$825,000	\$785,000
3755 River Road	3BR/4BA	8/26/2025	286	\$1,150,000	\$925,000
155 Terrace Drive	2-family	9/5/2025	5	\$879,000	\$824,500
100 Upper Rebecca Lane	4BR/3BA	9/19/2025	80	\$1,050,000	\$905,000
Condos	Size	Date Sold	Days on Mkt	List Price	Sale Price
Edgemont C6	3BR/2.5BA	7/3/2025	5	\$525,000	\$544,500
Edgemont B7	1BR/1BA	9/19/2025	27	\$249,000	\$240,000
Glazebrook F2	2BR/1.5BA	8/19/2025	4	\$519,000	\$519,000
High Ridge D4	1BR/1BA	7/18/2025	35	\$339,000	\$310,000
High Ridge D5	1BR/1BA	8/11/2025	8	\$324,900	\$320,000
Mtn Green 2E1	1BR/1BA	7/9/2025	21	\$135,000	\$115,000
Mtn Green 1A4	2BR/1.5BA	8/13/2025	207	\$190,000	\$177,500
Mtn Green 3D7	1BR/1BA	9/18/2025	239	\$144,900	\$125,000
Mtn Green 3C15	1BR/1BA	9/22/2025	231	\$175,000	\$140,000
Mtn Green 1F4	1BR/1BA	9/22/2025	288	\$70,000	\$65,000
Mtn Green 2A2	2BR/1.5BA	9/24/2025	4	\$130,000	\$130,000
Northside A2	1BR/1BA	8/4/2025	0	\$275,000	\$275,000
Pico Village Square F202	2BR/2BA	8/6/2025	5	\$399,000	\$404,000
Pico Village Square E202	2BR/2BA	8/8/2025	2	\$450,000	\$470,000
Pico Village Square D205	1BR/1BA	8/13/2025	58	\$299,000	\$290,000
Pico Village Square C211	1BR/1BA	9/12/2025	79	\$344,000	\$334,000
Pinnacle A3	1BR/1BA	7/17/2025	31	\$319,000	\$295,000
Pinnacle F22	3BR/2BA	7/18/2025	14	\$550,000	\$540,000
Pinnacle E24	3BR/2BA	9/15/2025	5	\$579,000	\$593,000
Pinnacle E13	1BR/1BA	9/24/2025	28	\$299,000	\$290,000
Sunrise Timberline L8	3BR/2BA	7/18/2025	9	\$670,000	\$655,000
Sunrise Northstar B2	4BR/3BA	9/3/2025	0	\$849,000	\$840,000
Trail Creek 13	1BR/1BA	9/25/2025	11	\$379,000	\$370,000
Topridge 35B	3BR/4BA	7/18/2025	10	\$1,750,000	\$1,675,000
Woods V15	2BR/2BA	7/11/2025	4	\$589,000	\$589,000
Land	Size	Date Sold	Days on Mkt	List Price	Sale Price
Ridgetop Estates Lot #1	.46 acres	7/11/2025	0	\$350,000	\$343,000
22-145 Priscilla Lane	1.3 acres	8/22/2025	70	\$165,000	\$165,000

Note: Based on PrimeMLS data as of September 30, 2025

For info on all Killington properties for sale
and updates on Killington
real estate news, visit:
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