

## Summary of Key Listing and Sales Metrics

A summary of the key metrics selected to be included in the report. MLS sources where licensed.

Key Metrics	May 2019	May 2018	+ / -	YTD 2019	YTD 2018	+ / -
<b>Listing Activity Charts Metrics</b>						
New Listing Count	12	16	-25%	37	45	-17.8%
New Listing Volume	\$4,668,500	\$5,271,999	-11.4%	\$10,833,800	\$12,766,199	-15.1%
Active Listing Count	36	45	-20%	N/A	N/A	
Active Listing Volume	\$12,158,600	\$15,045,599	-19.2%	N/A	N/A	
Average Listing Price	\$337,739	\$334,347	+1%	\$323,367	\$348,859	-7.3%
Median Listing Price	\$271,450	\$305,000	-11%	\$282,333	\$302,757	-6.7%
Median Days in RPR	116.5	72	+61.8%	194.32	121.94	+59.4%
Months of Inventory	-	7.5	-	7.9	8.3	-5.1%
Absorption Rate	-	13.33%	-13.3%	12.7%	12.05%	+0.7%
<b>Sales Activity Charts Metrics</b>						
New Pending Sales Count	5	6	-16.7%	24	26	-7.7%
New Pending Sales Volume	\$1,573,000	\$1,677,400	-6.2%	\$6,721,700	\$8,253,000	-18.6%
Pending Sales Count	16	8	+100%	N/A	N/A	
Pending Sales Volume	\$4,370,400	\$2,133,500	+104.8%	N/A	N/A	
Closed Sales Count	3	7	-57.1%	11	24	-54.2%
Closed Sales Volume	\$975,000	\$1,842,000	-47.1%	\$2,602,400	\$6,598,000	-60.6%
Average Sales Price	\$325,000	\$263,143	+23.5%	\$236,582	\$274,917	-13.9%
Median Sales Price	\$345,000	\$280,000	+23.2%	\$231,900	\$256,542	-9.6%

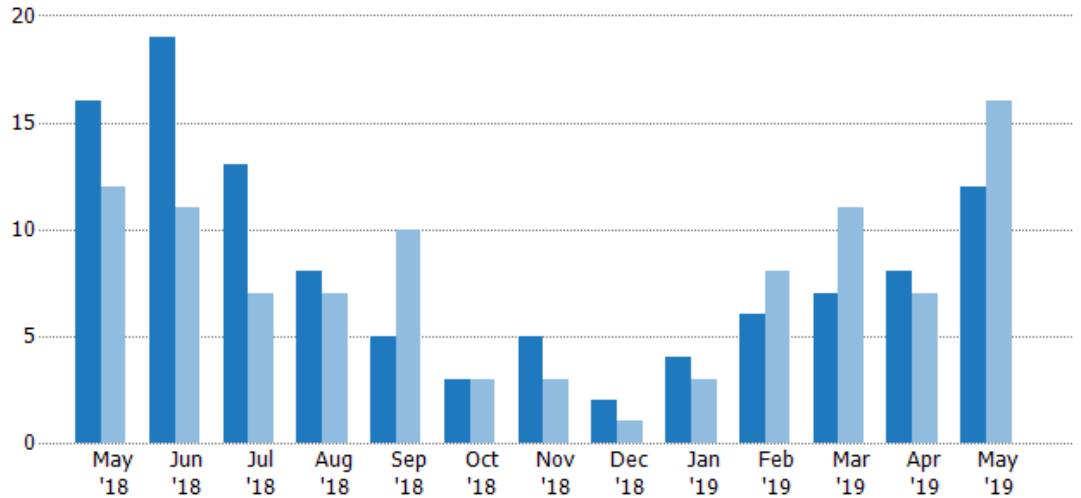
## New Listings

The number of new residential listings that were added each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/Year	Count	% Chg.
May '19	12	-25%
May '18	16	33.3%
May '17	12	25%



	May '18	Jun '18	Jul '18	Aug '18	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19
Current Year	16	19	13	8	5	3	5	2	4	6	7	8	12
Prior Year	12	11	7	7	10	3	3	1	3	8	11	7	16
Percent Change from Prior Year	33%	73%	86%	14%	-50%	0%	67%	100%	33%	-25%	-36%	14%	-25%

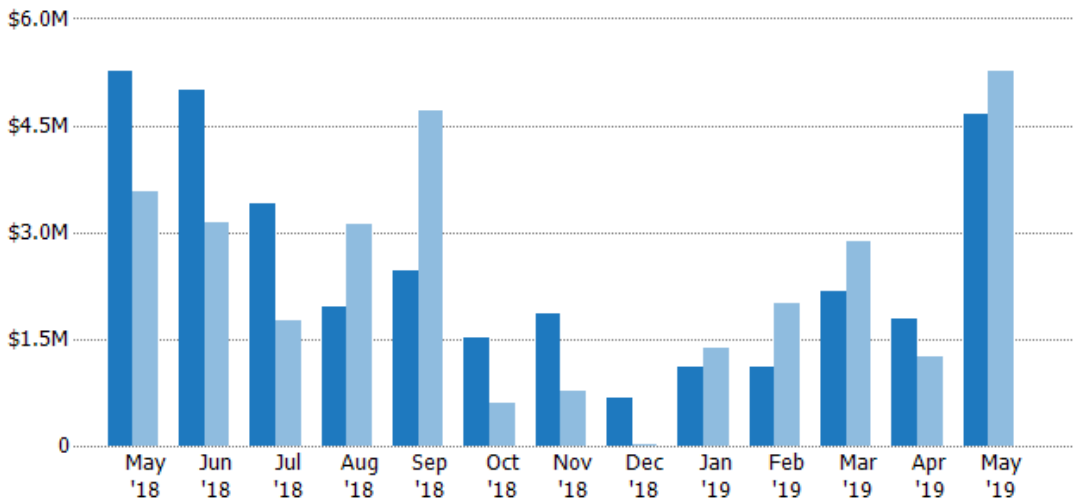
## New Listing Volume

The sum of the listing price of residential listings that were added each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/Year	Volume	% Chg.
May '19	\$4.67M	-11.4%
May '18	\$5.27M	47.5%
May '17	\$3.57M	25.1%



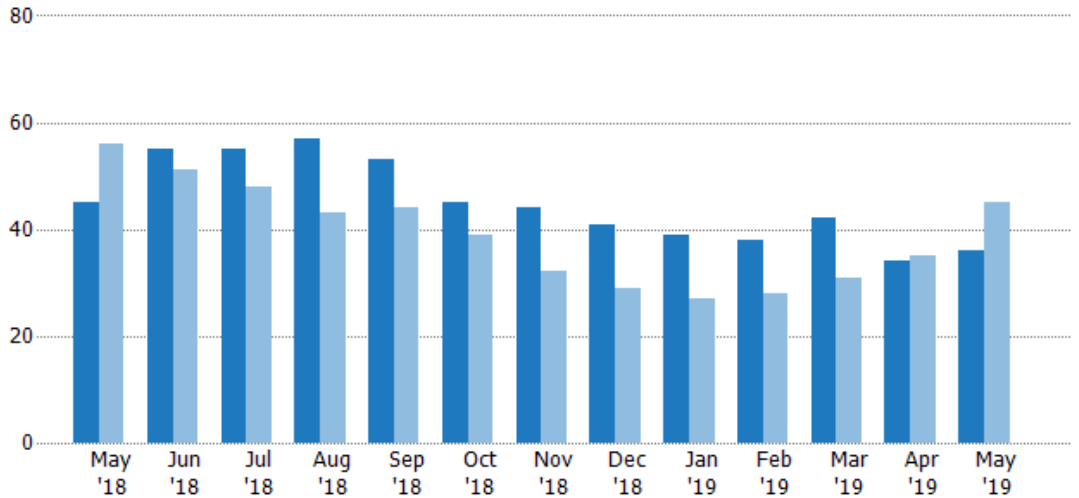
	May '18	Jun '18	Jul '18	Aug '18	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19
Current Year	\$5.27M	\$4.99M	\$3.39M	\$1.94M	\$2.46M	\$1.52M	\$1.85M	\$677K	\$1.1M	\$1.11M	\$2.17M	\$1.78M	\$4.67M
Prior Year	\$3.57M	\$3.14M	\$1.75M	\$3.11M	\$4.7M	\$604K	\$764K	\$32K	\$1.36M	\$2.01M	\$2.87M	\$1.25M	\$5.27M
Percent Change from Prior Year	47%	59%	94%	-38%	-48%	152%	142%	2,017%	-20%	-45%	-24%	42%	-11%

## Active Listings

The number of active residential listings at the end of each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



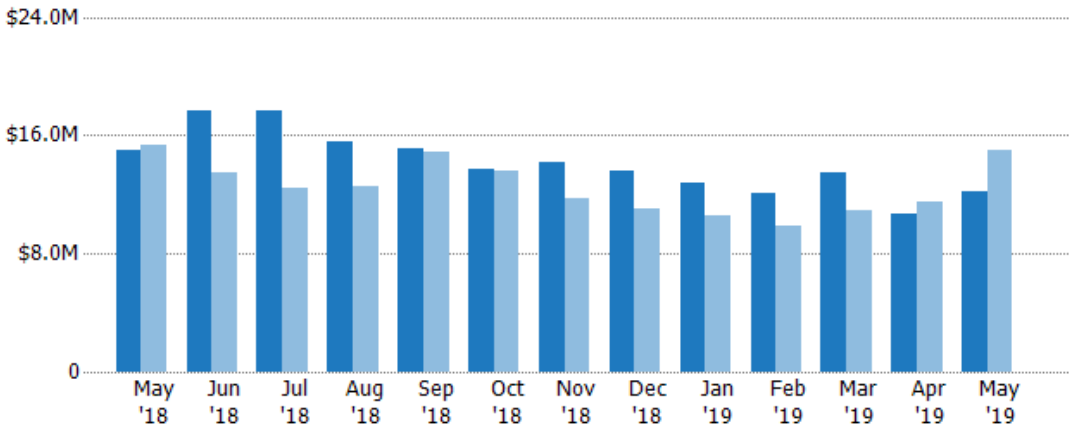
	May '18	Jun '18	Jul '18	Aug '18	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19
Current Year	45	55	55	57	53	45	44	41	39	38	42	34	36
Prior Year	56	51	48	43	44	39	32	29	27	28	31	35	45
Percent Change from Prior Year	-20%	8%	15%	33%	20%	15%	38%	41%	44%	36%	35%	-3%	-20%

## Active Listing Volume

The sum of the listing price of active residential listings at the end of each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



	May '18	Jun '18	Jul '18	Aug '18	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19
Current Year	\$15M	\$17.7M	\$17.7M	\$15.6M	\$15.1M	\$13.7M	\$14.2M	\$13.6M	\$12.8M	\$12.1M	\$13.5M	\$10.6M	\$12.2M
Prior Year	\$15.3M	\$13.5M	\$12.4M	\$12.5M	\$14.9M	\$13.6M	\$11.7M	\$11M	\$10.6M	\$9.92M	\$10.9M	\$11.5M	\$15M
Percent Change from Prior Year	-2%	30%	42%	24%	2%	1%	21%	24%	21%	22%	23%	-7%	-19%

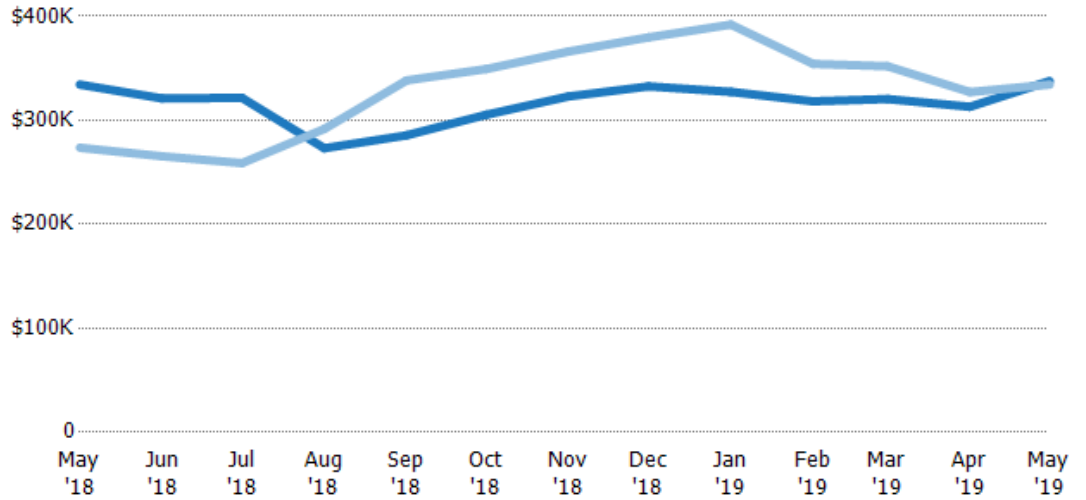
## Average Listing Price

The average listing price of active residential listings at the end of each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/Year	Price	% Chg.
May '19	\$338K	1%
May '18	\$334K	22.2%
May '17	\$274K	7.5%



Current Year	\$334K	\$321K	\$322K	\$273K	\$286K	\$305K	\$323K	\$333K	\$327K	\$318K	\$320K	\$313K	\$338K
Prior Year	\$274K	\$265K	\$259K	\$292K	\$338K	\$349K	\$366K	\$380K	\$392K	\$354K	\$352K	\$327K	\$334K
Percent Change from Prior Year	22%	21%	24%	-6%	-16%	-13%	-12%	-12%	-16%	-10%	-9%	-4%	1%

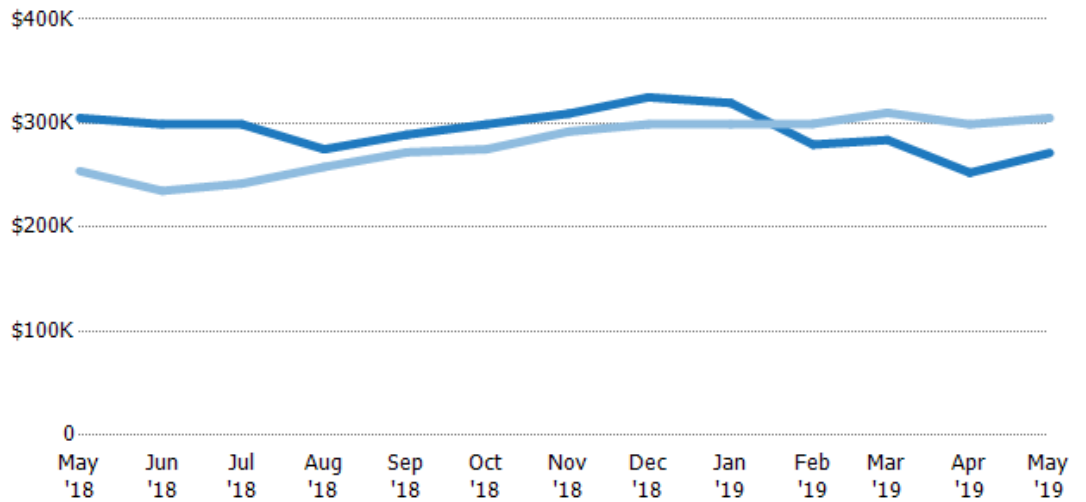
## Median Listing Price

The median listing price of active residential listings at the end of each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/Year	Price	% Chg.
May '19	\$271K	-11%
May '18	\$305K	20.1%
May '17	\$254K	-0.2%



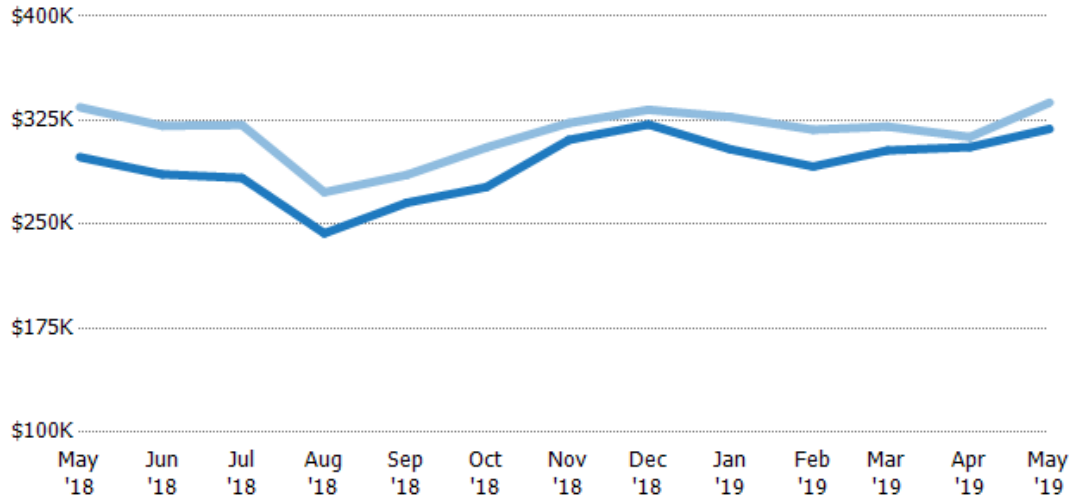
Current Year	\$305K	\$299K	\$299K	\$275K	\$289K	\$299K	\$309K	\$325K	\$320K	\$279K	\$284K	\$252K	\$271K
Prior Year	\$254K	\$235K	\$242K	\$258K	\$272K	\$275K	\$292K	\$299K	\$299K	\$299K	\$310K	\$299K	\$305K
Percent Change from Prior Year	20%	27%	24%	7%	6%	9%	6%	9%	7%	-7%	-8%	-16%	-11%

## Average Listing Price vs Average Est Value

The average listing price as a percentage of the average AVM or RVM® valuation estimate for active listings each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



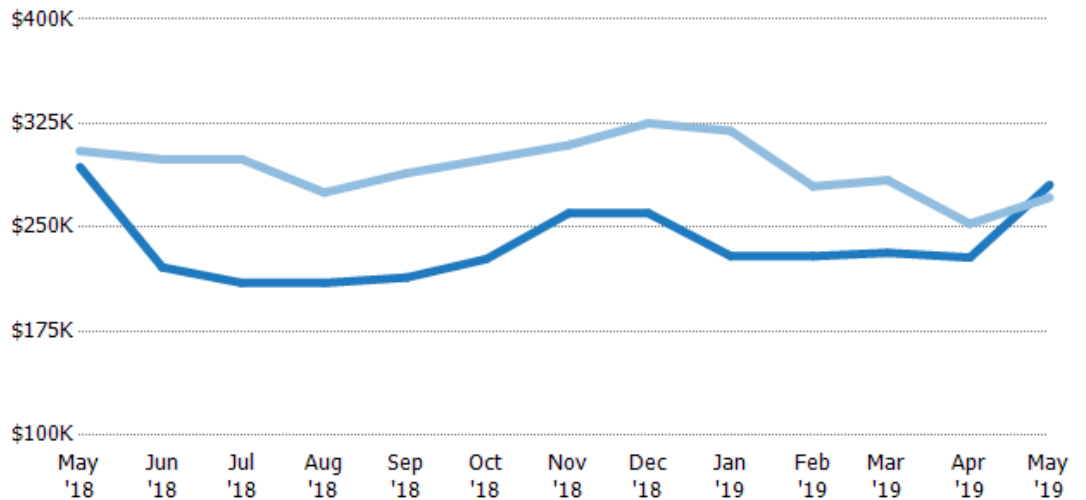
	May '18	Jun '18	Jul '18	Aug '18	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19
Avg Est Value	\$298K	\$286K	\$283K	\$243K	\$266K	\$277K	\$311K	\$322K	\$304K	\$292K	\$303K	\$306K	\$319K
Avg Listing Price	\$334K	\$321K	\$322K	\$273K	\$286K	\$305K	\$323K	\$333K	\$327K	\$318K	\$320K	\$313K	\$338K
Avg Listing Price as a % of Avg Est Value	112%	112%	113%	112%	108%	110%	104%	103%	108%	109%	106%	102%	106%

## Median Listing Price vs Median Est Value

The median listing price as a percentage of the median AVM or RVM® valuation estimate for active listings each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



	May '18	Jun '18	Jul '18	Aug '18	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19
Median Est Value	\$294K	\$221K	\$210K	\$210K	\$214K	\$227K	\$260K	\$260K	\$229K	\$229K	\$232K	\$228K	\$281K
Median Listing Price	\$305K	\$299K	\$299K	\$275K	\$289K	\$299K	\$309K	\$325K	\$320K	\$279K	\$284K	\$252K	\$271K
Med Listing Price as a % of Med Est Value	104%	135%	142%	131%	135%	132%	119%	125%	139%	122%	123%	111%	97%

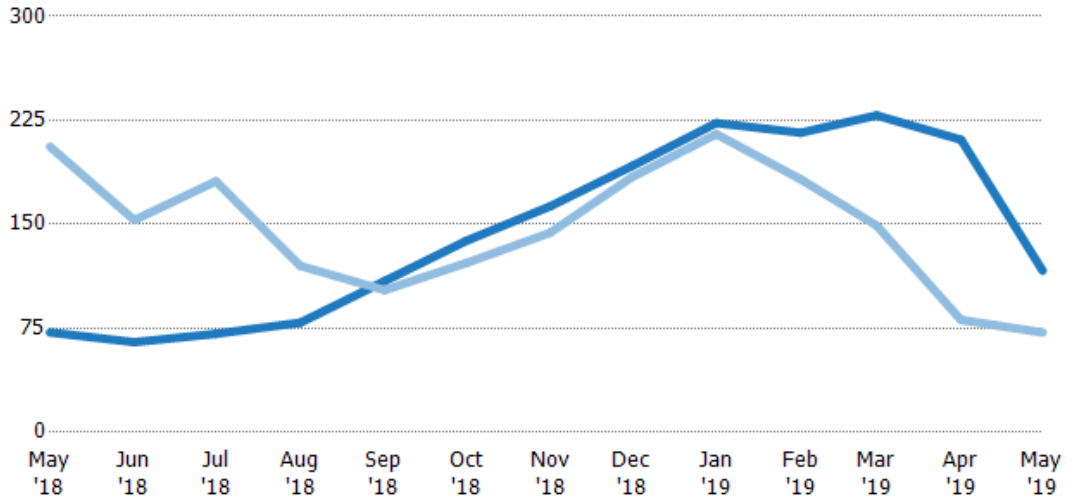
## Median Days in RPR

The median number of days between when residential properties are first displayed as active listings in RPR and when accepted offers have been noted in RPR.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/ Year	Days	% Chg.
May '19	117	61.8%
May '18	72	-65%
May '17	206	-38.1%



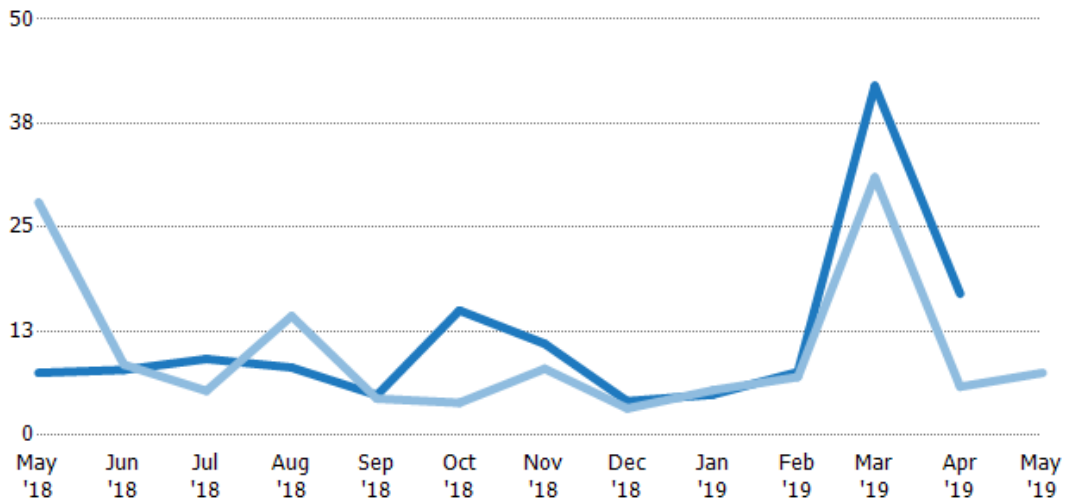
	May '18	Jun '18	Jul '18	Aug '18	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19
Current Year	72	65	71	79	109	138	163	192	223	216	229	211	117
Prior Year	206	153	181	120	103	122	144	184	215	183	149	81	72
Percent Change from Prior Year	-65%	-58%	-61%	-34%	6%	13%	13%	4%	4%	18%	53%	160%	62%

## Months of Inventory

The number of months it would take to exhaust active listings at the current sales rate.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



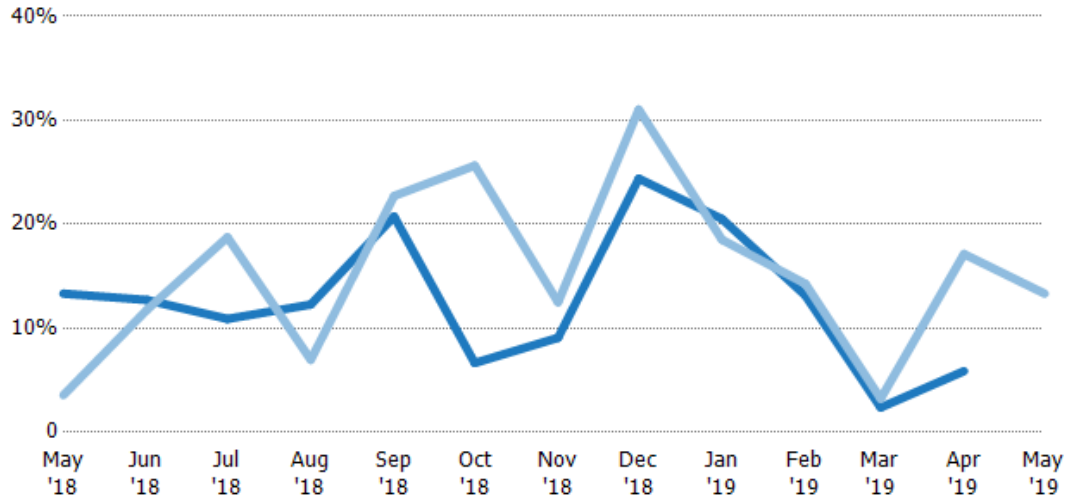
	May '18	Jun '18	Jul '18	Aug '18	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19
Current Year	7.5	7.86	9.17	8.14	4.82	15	11	4.1	4.88	7.6	42	17	-
Prior Year	28	8.5	5.33	14.3	4.4	3.9	8	3.22	5.4	7	31	5.83	7.5
Percent Change from Prior Year	-73%	-8%	72%	-43%	10%	285%	38%	27%	-10%	9%	35%	191%	-100%

## Absorption Rate

The percentage of inventory sold per month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



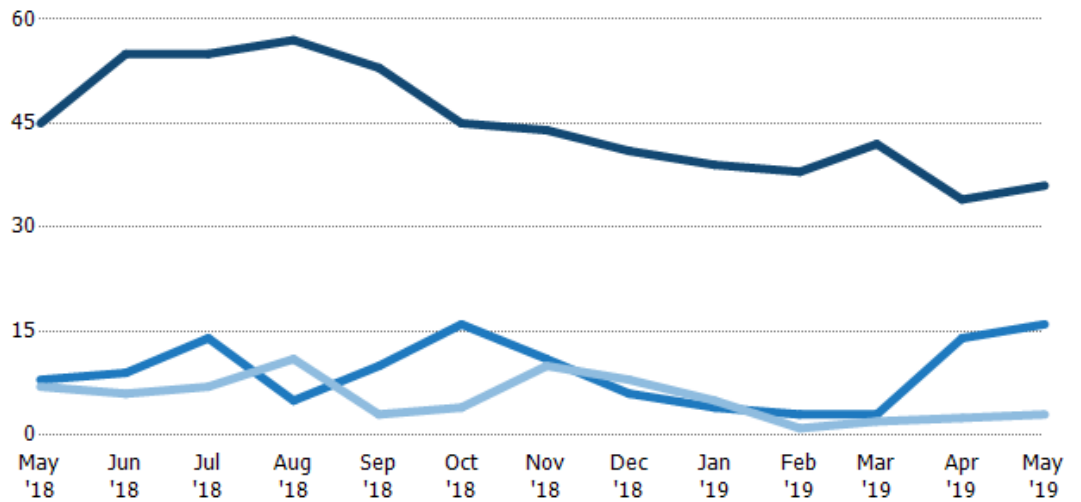
	May '18	Jun '18	Jul '18	Aug '18	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19
Current Year	13%	13%	11%	12%	21%	7%	9%	24%	21%	13%	2%	6%	-
Prior Year	4%	12%	19%	7%	23%	26%	13%	31%	19%	14%	3%	17%	13%
Change from Prior Year	-10%	-1%	8%	-5%	2%	19%	3%	7%	-2%	1%	1%	11%	13%

## Active/Pending/Sold Units

The number of residential properties that were Active, Pending and Sold each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



	May '18	Jun '18	Jul '18	Aug '18	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19
Active	45	55	55	57	53	45	44	41	39	38	42	34	36
Pending	8	9	14	5	10	16	11	6	4	3	3	14	16
Sold	7	6	7	11	3	4	10	8	5	1	2	2.5	3

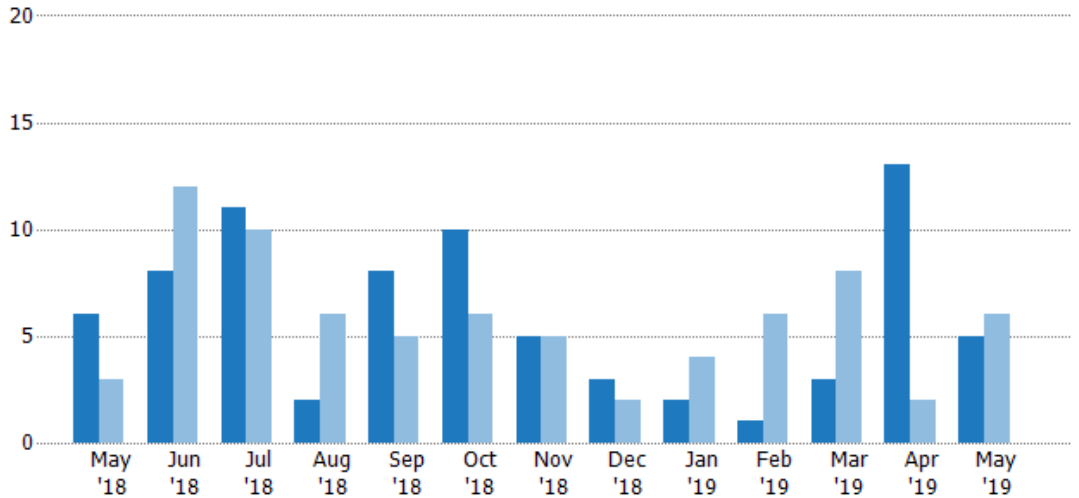
## New Pending Sales

The number of residential properties with accepted offers that were added each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/ Year	Count	% Chg.
May '19	5	-16.7%
May '18	6	100%
May '17	3	66.7%



Current Year	6	8	11	2	8	10	5	3	2	1	3	13	5
Prior Year	3	12	10	6	5	6	5	2	4	6	8	2	6
Percent Change from Prior Year	100%	-33%	10%	-67%	60%	67%	0%	50%	-50%	-83%	-63%	550%	-17%

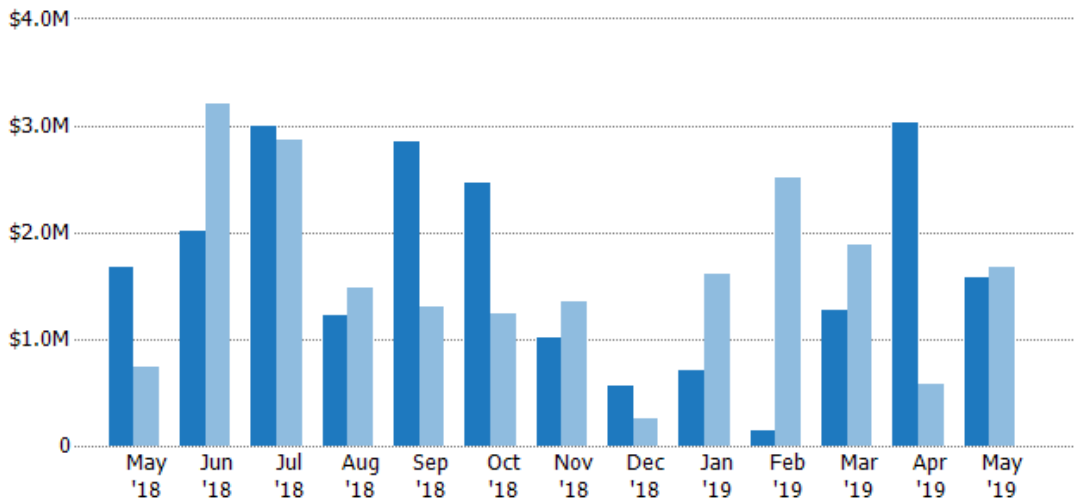
## New Pending Sales Volume

The sum of the sales price of residential properties with accepted offers that were added each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/ Year	Volume	% Chg.
May '19	\$1.57M	-6.2%
May '18	\$1.68M	128.5%
May '17	\$734K	50.9%



Current Year	\$1.68M	\$2.01M	\$2.98M	\$1.22M	\$2.85M	\$2.46M	\$1.01M	\$554K	\$707K	\$149K	\$1.27M	\$3.02M	\$1.57M
Prior Year	\$734K	\$3.2M	\$2.86M	\$1.48M	\$1.31M	\$1.23M	\$1.36M	\$247K	\$1.61M	\$2.51M	\$1.88M	\$575K	\$1.68M
Percent Change from Prior Year	129%	-37%	4%	-17%	118%	100%	-26%	124%	-56%	-94%	-32%	425%	-6%



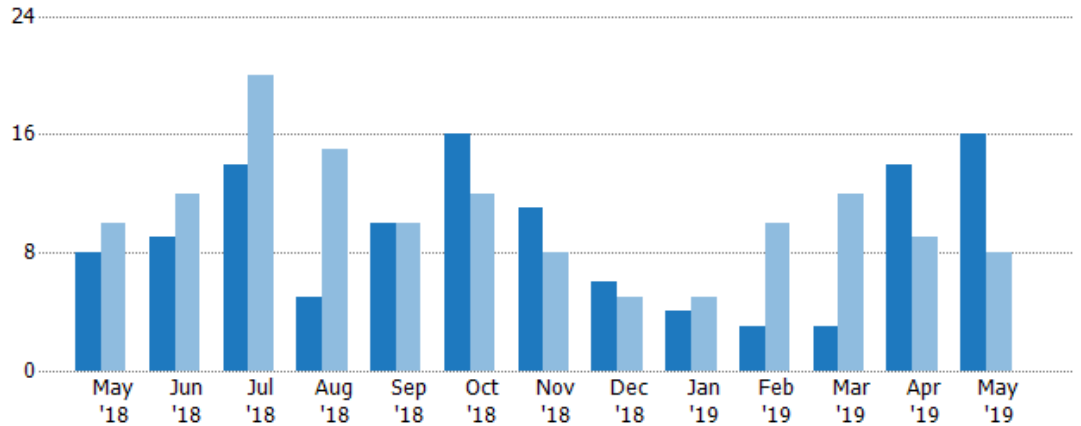
## Pending Sales

The number of residential properties with accepted offers that were available at the end each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/Year	Count	% Chg.
May '19	16	100%
May '18	8	-20%
May '17	10	10%



Current Year	8	9	14	5	10	16	11	6	4	3	3	14	16
Prior Year	10	12	20	15	10	12	8	5	5	10	12	9	8
Percent Change from Prior Year	-20%	-25%	-30%	-67%	0%	33%	38%	20%	-20%	-70%	-75%	56%	100%

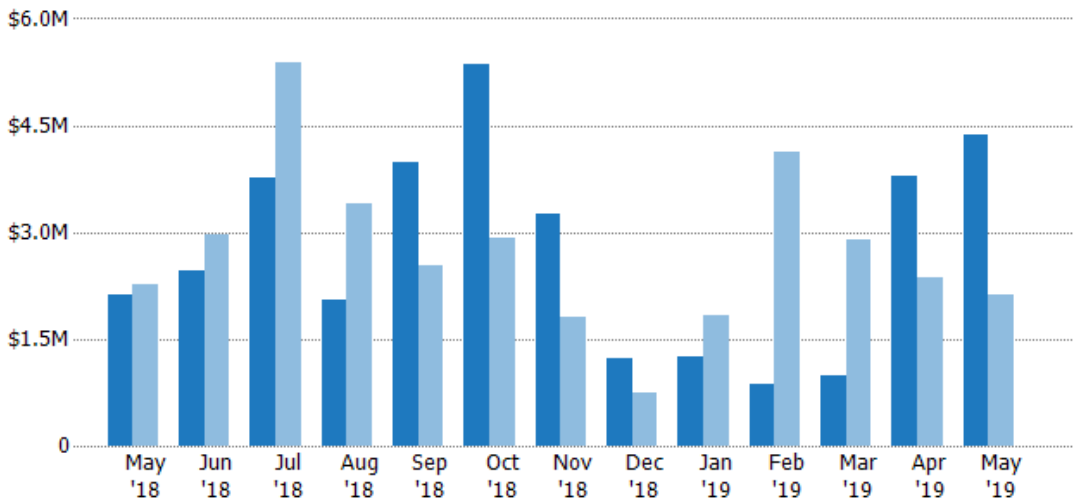
## Pending Sales Volume

The sum of the sales price of residential properties with accepted offers that were available at the end of each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/Year	Volume	% Chg.
May '19	\$4.37M	104.8%
May '18	\$2.13M	-5.4%
May '17	\$2.26M	-3.4%



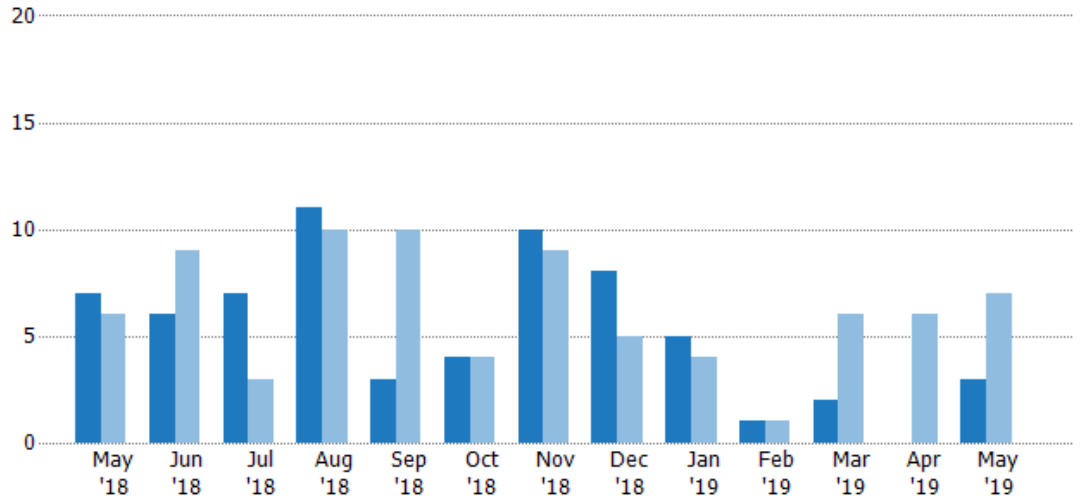
Current Year	\$2.13M	\$2.47M	\$3.77M	\$2.04M	\$3.98M	\$5.35M	\$3.26M	\$1.23M	\$1.25M	\$876K	\$998K	\$3.79M	\$4.37M
Prior Year	\$2.26M	\$2.97M	\$5.38M	\$3.4M	\$2.52M	\$2.93M	\$1.82M	\$734K	\$1.83M	\$4.12M	\$2.9M	\$2.36M	\$2.13M
Percent Change from Prior Year	-5%	-17%	-30%	-40%	58%	83%	80%	68%	-32%	-79%	-66%	61%	105%

## Closed Sales

The total number of residential properties sold each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



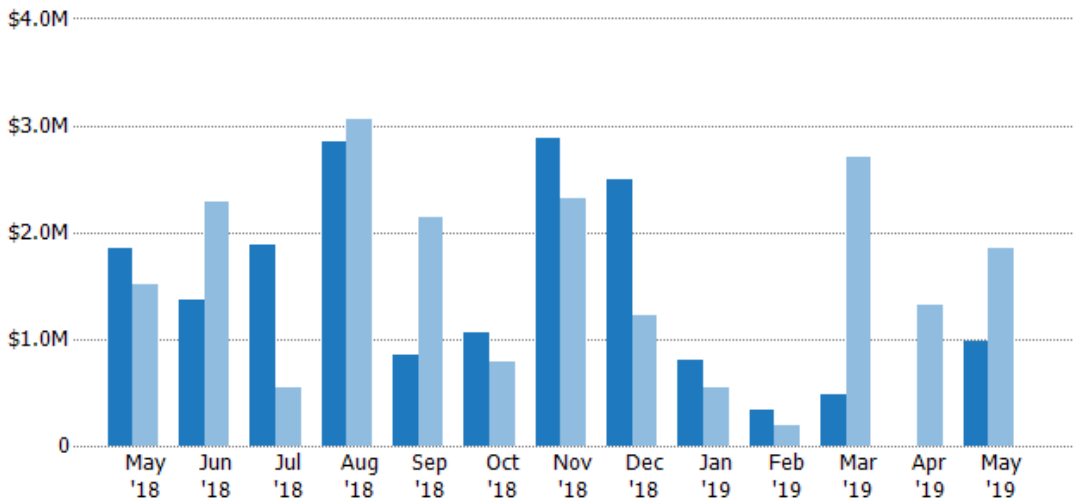
Current Year	7	6	7	11	3	4	10	8	5	1	2	-	3
Prior Year	6	9	3	10	10	4	9	5	4	1	6	6	7
Percent Change from Prior Year	17%	-33%	133%	10%	-70%	0%	11%	60%	25%	0%	-67%	-100%	-57%

## Closed Sales Volume

The sum of the sales price of residential properties sold each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



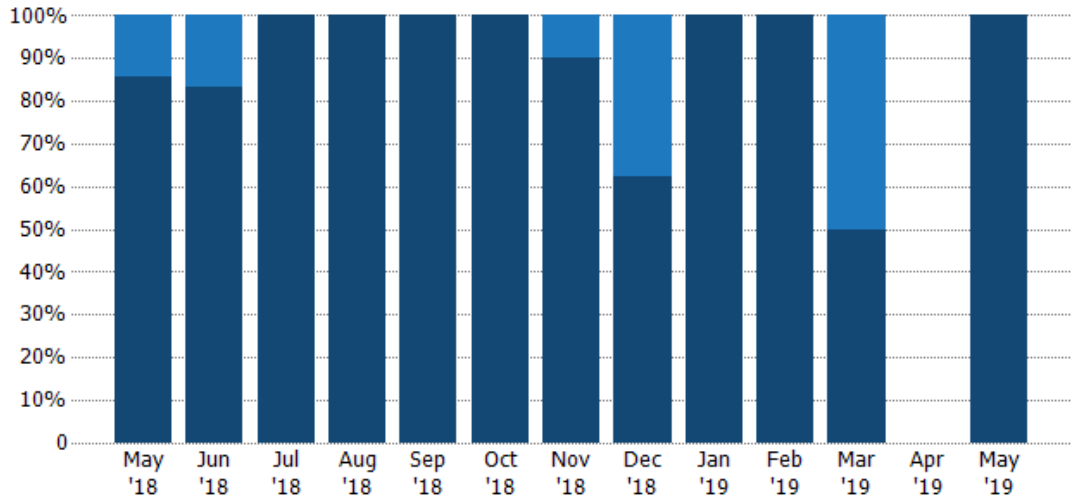
Current Year	\$1.84M	\$1.36M	\$1.88M	\$2.85M	\$857K	\$1.07M	\$2.89M	\$2.5M	\$802K	\$340K	\$486K	-	\$975K
Prior Year	\$1.51M	\$2.28M	\$552K	\$3.05M	\$2.14M	\$794K	\$2.32M	\$1.23M	\$543K	\$187K	\$2.71M	\$1.32M	\$1.84M
Percent Change from Prior Year	22%	-40%	240%	-7%	-60%	34%	25%	104%	48%	82%	-82%	-100%	-47%

## Closed Sales by Property Type

The percentage of residential properties sold each month by property type.

**Filters Used**

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



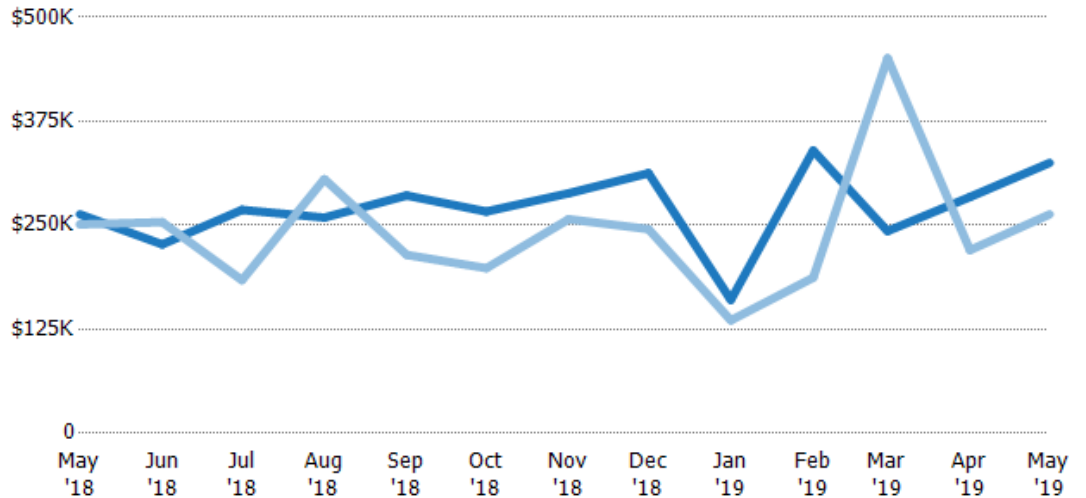
Property Type	May '18	Jun '18	Jul '18	Aug '18	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19
Condo/Townhouse	14%	17%	-	-	-	-	10%	38%	-	-	50%	-	-
Single Family Residence	86%	83%	100%	100%	100%	100%	90%	63%	100%	100%	50%	-	100%

## Average Sales Price

The average sales price of the residential properties sold each month.

**Filters Used**

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



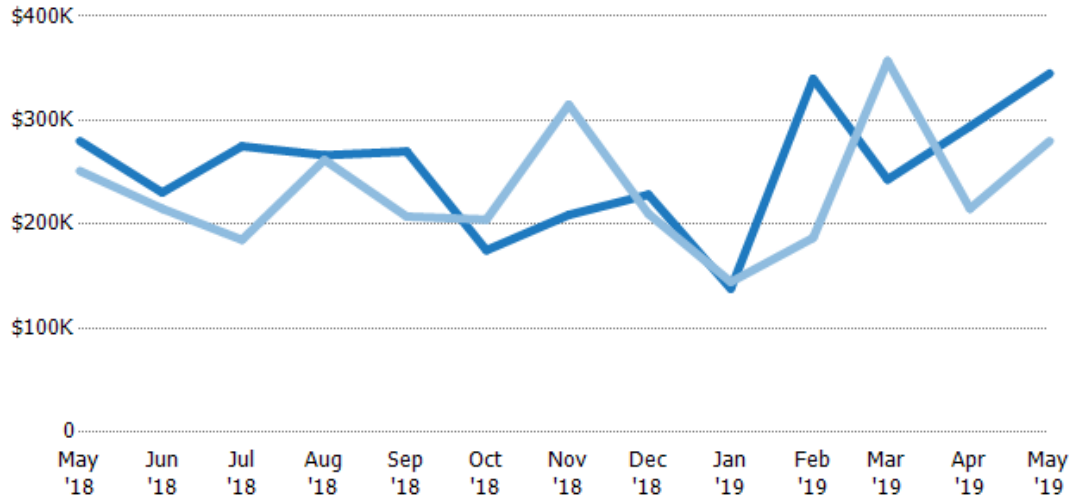
Property Type	May '18	Jun '18	Jul '18	Aug '18	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19
Current Year	\$263K	\$227K	\$269K	\$259K	\$286K	\$267K	\$289K	\$313K	\$160K	\$340K	\$243K	\$284K	\$325K
Prior Year	\$251K	\$254K	\$184K	\$305K	\$214K	\$198K	\$257K	\$245K	\$136K	\$187K	\$451K	\$220K	\$263K
Percent Change from Prior Year	5%	-10%	46%	-15%	33%	34%	12%	27%	18%	82%	-46%	-100%	24%

## Median Sales Price

The median sales price of the residential properties sold each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



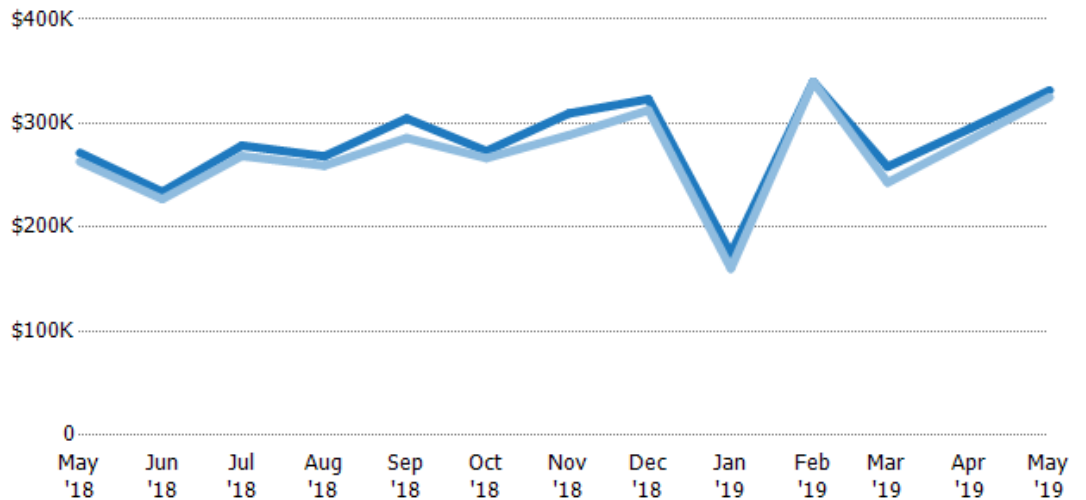
Current Year	\$280K	\$231K	\$275K	\$266K	\$270K	\$175K	\$209K	\$229K	\$138K	\$340K	\$243K	\$294K	\$345K
Prior Year	\$251K	\$215K	\$185K	\$262K	\$207K	\$204K	\$315K	\$210K	\$145K	\$187K	\$357K	\$215K	\$280K
Percent Change from Prior Year	11%	7%	49%	2%	30%	-14%	-34%	9%	-4%	82%	-32%	-100%	23%

## Average Sales Price vs Average Listing Price

The average sales price as a percentage of the average listing price for properties sold each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



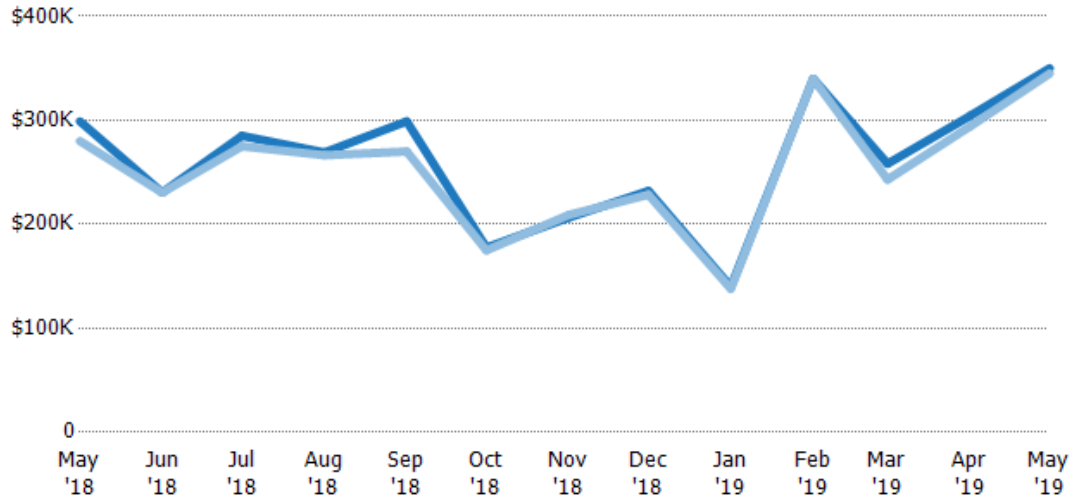
Avg List Price	\$272K	\$234K	\$279K	\$268K	\$305K	\$273K	\$309K	\$323K	\$175K	\$340K	\$258K	\$295K	\$332K
Avg Sales Price	\$263K	\$227K	\$269K	\$259K	\$286K	\$267K	\$289K	\$313K	\$160K	\$340K	\$243K	\$284K	\$325K
Avg Sales Price as a % of Avg List Price	97%	97%	96%	97%	94%	98%	93%	97%	92%	100%	94%	96%	98%

## Median Sales Price vs Median Listing Price

The median sales price as a percentage of the median listing price for properties sold each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



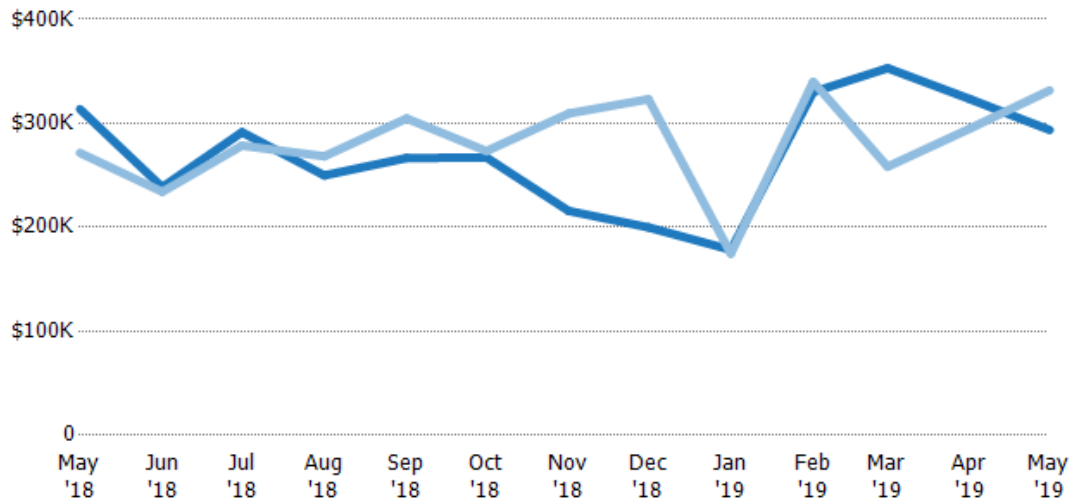
	May '18	Jun '18	Jul '18	Aug '18	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19
Median List Price	\$299K	\$231K	\$285K	\$269K	\$299K	\$177K	\$206K	\$232K	\$140K	\$340K	\$258K	\$304K	\$350K
Median Sales Price	\$280K	\$231K	\$275K	\$266K	\$270K	\$175K	\$209K	\$229K	\$138K	\$340K	\$243K	\$294K	\$345K
Med Sales Price as a % of Med List Price	94%	100%	96%	99%	90%	99%	101%	98%	99%	100%	94%	96%	99%

## Average Sales Price vs Average Est Value

The average sales price as a percentage of the average AVM or RVM® valuation estimate for properties sold each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



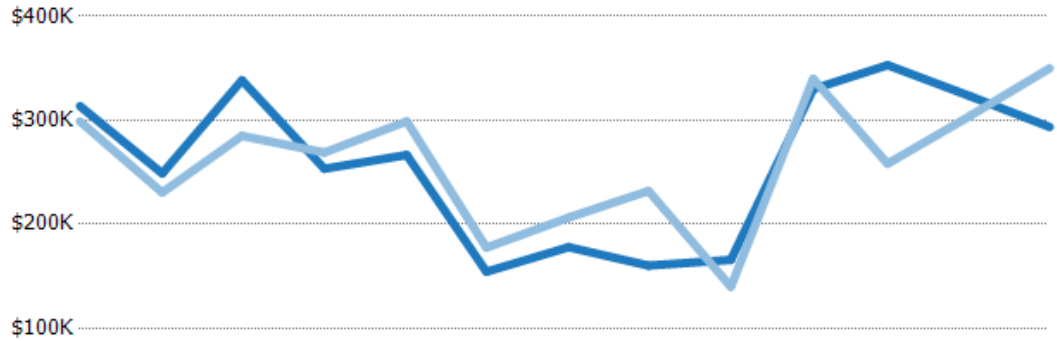
	May '18	Jun '18	Jul '18	Aug '18	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19
Avg Est Value	\$314K	\$239K	\$291K	\$250K	\$267K	\$267K	\$216K	\$200K	\$178K	\$330K	\$353K	\$323K	\$294K
Avg Sales Price	\$272K	\$234K	\$279K	\$268K	\$305K	\$273K	\$309K	\$323K	\$175K	\$340K	\$258K	\$295K	\$332K
Avg Sales Price as a % of Avg Est Value	87%	98%	96%	107%	114%	102%	143%	162%	98%	103%	73%	93%	113%

## Median Sales Price vs Median Est Value

The median sales price as a percent of the median AVM or RVM® valuation estimate for properties sold each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



	May '18	Jun '18	Jul '18	Aug '18	Sep '18	Oct '18	Nov '18	Dec '18	Jan '19	Feb '19	Mar '19	Apr '19	May '19
Median Est Value	\$314K	\$249K	\$339K	\$253K	\$267K	\$154K	\$178K	\$160K	\$166K	\$330K	\$353K	\$323K	\$294K
Median Sales Price	\$299K	\$231K	\$285K	\$269K	\$299K	\$177K	\$206K	\$232K	\$140K	\$340K	\$258K	\$304K	\$350K
Med Sales Price as a % of Med Est Value	95%	93%	84%	106%	112%	115%	116%	145%	84%	103%	73%	96%	119%