

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	Mar 2020	Mar 2019	+ / -	YTD 2020	YTD 2019	+ / -
Listing Activity Charts Metrics						
New Listing Count	32	33	-3%	72	76	-5.3%
New Listing Volume	\$7,445,150	\$8,972,439	-17%	\$20,229,237	\$19,480,399	+3.8%
Active Listing Count	76	157	-51.6%	N/A	N/A	
Active Listing Volume	\$25,352,477	\$50,440,224	-49.7%	N/A	N/A	
Average Listing Price	\$333,585	\$321,275	+3.8%	\$325,225	\$321,569	+1.1%
Median Listing Price	\$253,500	\$268,800	-5.7%	\$254,307	\$266,162	-4.5%
Median Days in RPR	89	184	-51.6%	109.23	173.22	-36.9%
Months of Inventory	5.4	11.2	-51.6%	5.8	8.8	-34.4%
Absorption Rate	18.42%	8.92%	+9.5%	17.36%	11.38%	+6%
Sales Activity Charts Metrics						
New Pending Sales Count	36	35	+2.9%	96	68	+41.2%
New Pending Sales Volume	\$8,783,375	\$8,060,200	+9%	\$22,891,589	\$16,361,800	+39.9%
Pending Sales Count	55	40	+37.5%	N/A	N/A	
Pending Sales Volume	\$14,246,307	\$9,805,199	+45.3%	N/A	N/A	
Closed Sales Count	23	13	+76.9%	53	46	+15.2%
Closed Sales Volume	\$5,225,856	\$2,790,048	+87.3%	\$12,023,826	\$10,762,484	+11.7%
Average Sales Price	\$227,211	\$214,619	+5.9%	\$226,865	\$233,967	-3%
Median Sales Price	\$205,000	\$210,000	-2.4%	\$213,849	\$219,196	-2.4%

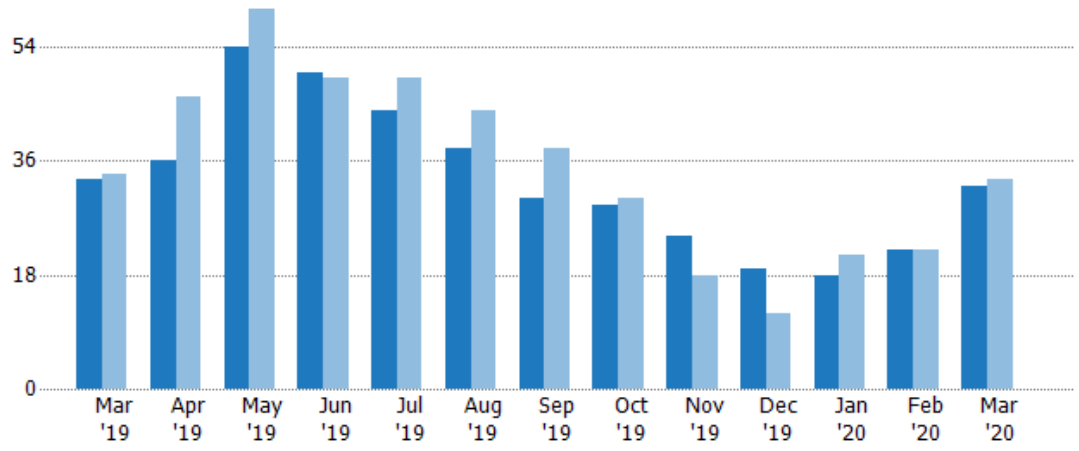
New Listings

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence

Month/Year	Count	% Chg.
Mar '20	32	-3%
Mar '19	33	-2.9%
Mar '18	34	11.8%



Current Year	33	36	54	50	44	38	30	29	24	19	18	22	32
Prior Year	34	46	60	49	49	44	38	30	18	12	21	22	33
Percent Change from Prior Year	-3%	-22%	-10%	2%	-10%	-14%	-21%	-3%	33%	58%	-14%	0%	-3%

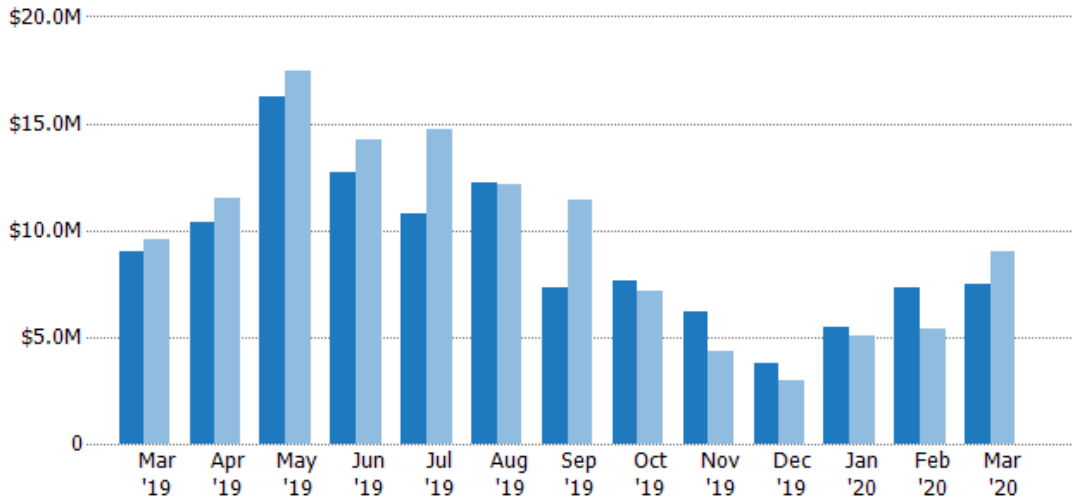
New Listing Volume

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence

Month/Year	Volume	% Chg.
Mar '20	\$7.45M	-17%
Mar '19	\$8.97M	-6.2%
Mar '18	\$9.56M	-15.8%



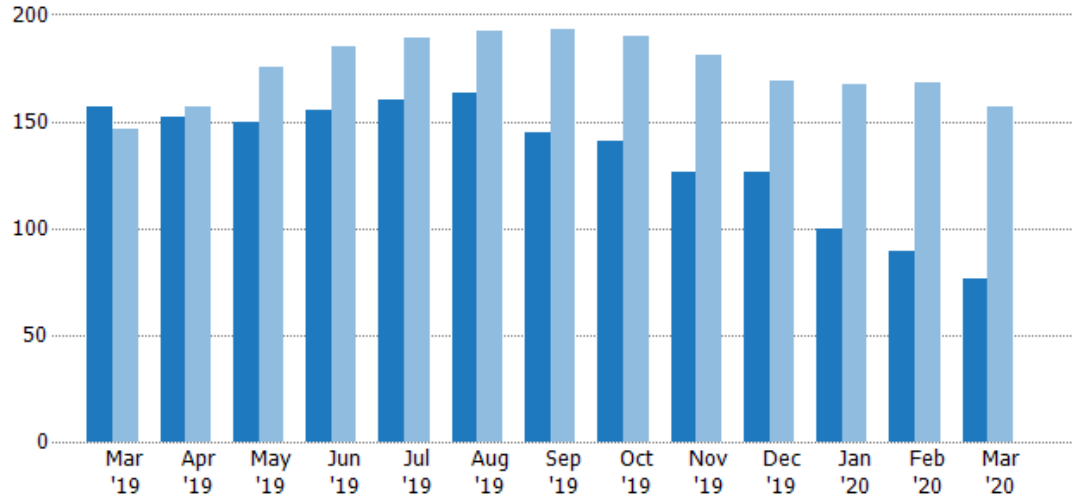
Current Year	\$8.97M	\$10.3M	\$16.2M	\$12.7M	\$10.7M	\$12.2M	\$7.34M	\$7.64M	\$6.17M	\$3.75M	\$5.47M	\$7.32M	\$7.45M
Prior Year	\$9.56M	\$11.5M	\$17.4M	\$14.2M	\$14.7M	\$12.1M	\$11.4M	\$7.12M	\$4.32M	\$2.95M	\$5.1M	\$5.41M	\$8.97M
Percent Change from Prior Year	-6%	-10%	-7%	-11%	-27%	1%	-36%	7%	43%	27%	7%	35%	-17%

Active Listings

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence



Month/Year	Count	% Chg.
Mar '20	76	-51.6%
Mar '19	157	7.5%
Mar '18	146	17.8%

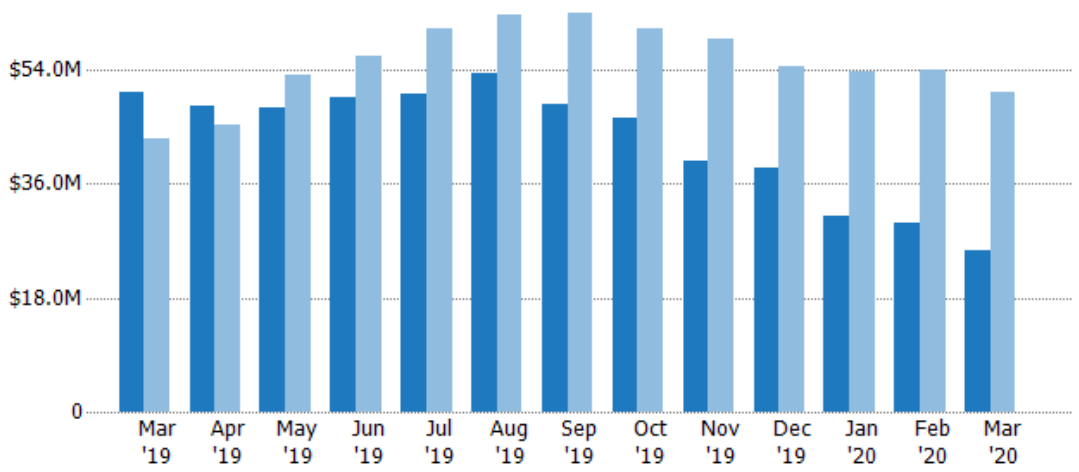
	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Current Year	157	152	150	155	160	163	145	141	126	126	100	89	76
Prior Year	146	157	175	185	189	192	193	190	181	169	167	168	157
Percent Change from Prior Year	8%	-3%	-14%	-16%	-15%	-15%	-25%	-26%	-30%	-25%	-40%	-47%	-52%

Active Listing Volume

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence



Month/Year	Volume	% Chg.
Mar '20	\$25.4M	-49.7%
Mar '19	\$50.4M	17.1%
Mar '18	\$43.1M	2.4%

	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Current Year	\$50.4M	\$48.4M	\$48.1M	\$49.7M	\$50.2M	\$53.4M	\$48.7M	\$46.3M	\$39.5M	\$38.4M	\$30.9M	\$29.9M	\$25.4M
Prior Year	\$43.1M	\$45.2M	\$53.2M	\$56.1M	\$60.6M	\$62.6M	\$62.9M	\$60.6M	\$58.9M	\$54.6M	\$53.7M	\$54.1M	\$50.4M
Percent Change from Prior Year	17%	7%	-10%	-11%	-17%	-15%	-23%	-24%	-33%	-30%	-42%	-45%	-50%

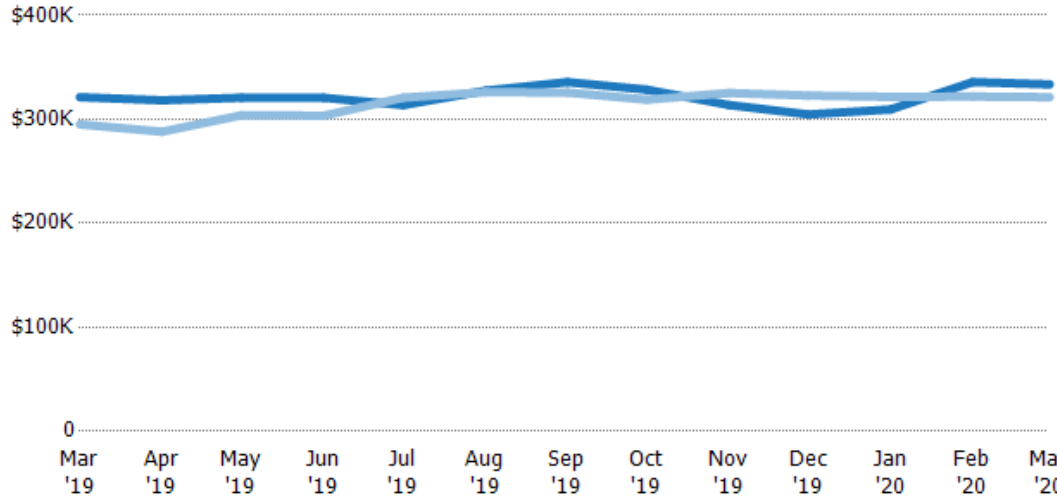
Average Listing Price

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type:
 Condo/Townhouse/Apt, Single Family Residence

Month/Year	Price	% Chg.
Mar '20	\$334K	3.8%
Mar '19	\$321K	8.9%
Mar '18	\$295K	-13.1%



Current Year	\$321K	\$318K	\$321K	\$321K	\$314K	\$327K	\$336K	\$328K	\$314K	\$305K	\$309K	\$336K	\$334K
Prior Year	\$295K	\$288K	\$304K	\$303K	\$321K	\$326K	\$326K	\$319K	\$325K	\$323K	\$322K	\$322K	\$321K
Percent Change from Prior Year	9%	10%	6%	6%	-2%	0%	3%	3%	-4%	-6%	-4%	4%	4%

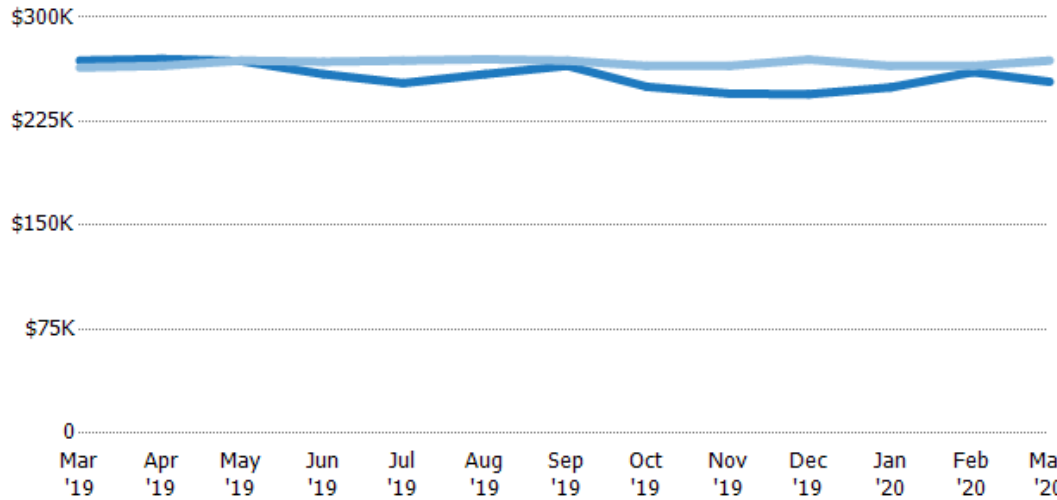
Median Listing Price

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type:
 Condo/Townhouse/Apt, Single Family Residence

Month/Year	Price	% Chg.
Mar '20	\$254K	-5.7%
Mar '19	\$269K	1.9%
Mar '18	\$264K	-14.7%



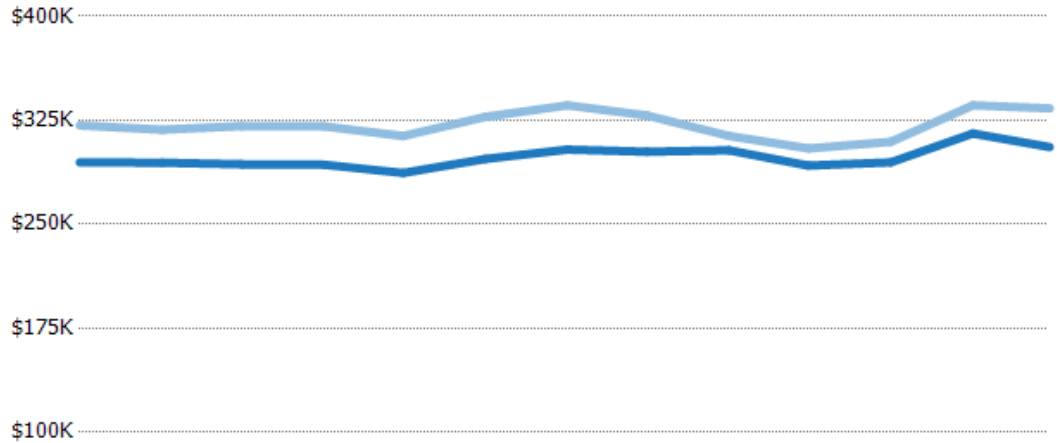
Current Year	\$269K	\$270K	\$268K	\$259K	\$253K	\$259K	\$265K	\$250K	\$245K	\$245K	\$249K	\$260K	\$254K
Prior Year	\$264K	\$265K	\$269K	\$268K	\$269K	\$270K	\$269K	\$265K	\$265K	\$270K	\$265K	\$265K	\$269K
Percent Change from Prior Year	2%	2%	0%	-3%	-6%	-4%	-1%	-6%	-8%	-9%	-6%	-2%	-6%

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: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type:
 Condo/Townhouse/Apt, Single Family Residence



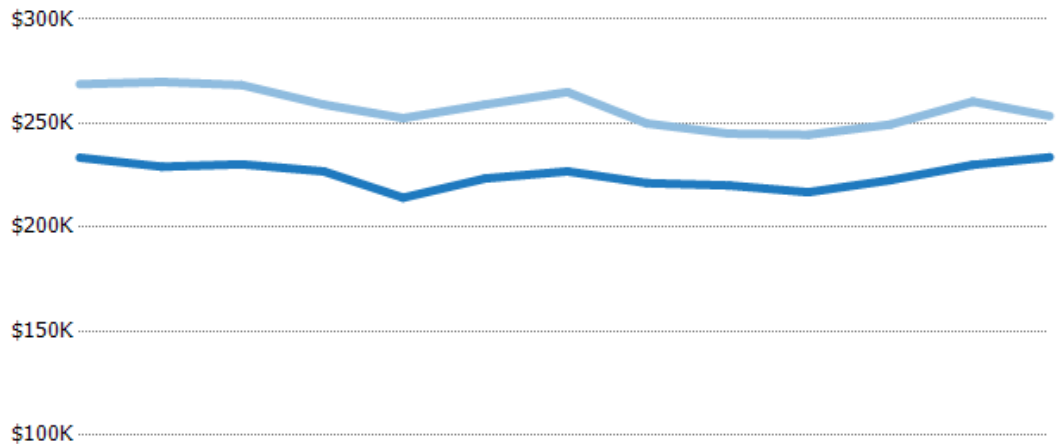
	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Avg Est Value	\$295K	\$294K	\$293K	\$293K	\$287K	\$297K	\$304K	\$302K	\$303K	\$292K	\$295K	\$315K	\$306K
Avg Listing Price	\$321K	\$318K	\$321K	\$321K	\$314K	\$327K	\$336K	\$328K	\$314K	\$305K	\$309K	\$336K	\$334K
Avg Listing Price as a % of Avg Est Value	109%	108%	109%	109%	109%	110%	110%	109%	103%	104%	105%	106%	109%

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: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type:
 Condo/Townhouse/Apt, Single Family Residence



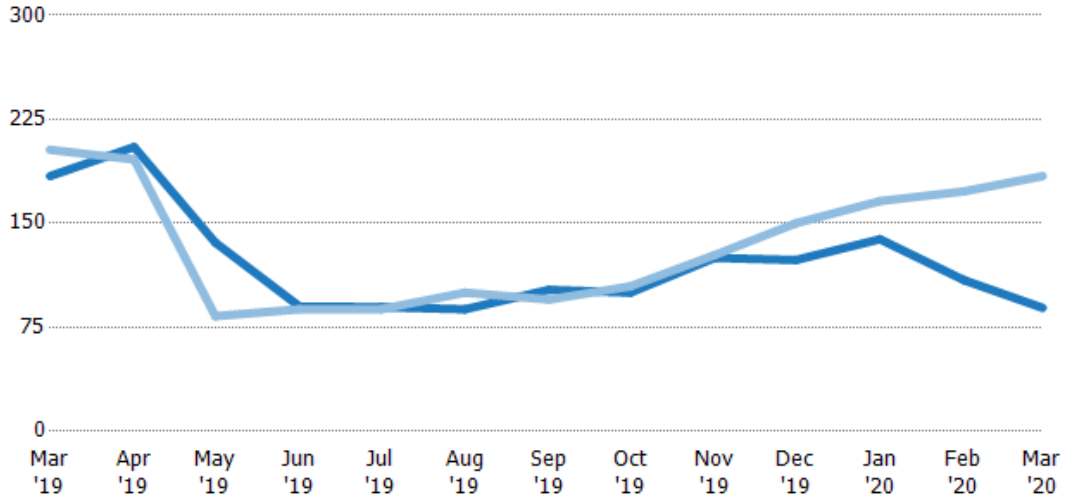
	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Median Est Value	\$233K	\$229K	\$230K	\$227K	\$214K	\$223K	\$227K	\$221K	\$220K	\$217K	\$223K	\$230K	\$234K
Median Listing Price	\$269K	\$270K	\$268K	\$259K	\$253K	\$259K	\$265K	\$250K	\$245K	\$245K	\$249K	\$260K	\$254K
Med Listing Price as a % of Med Est Value	115%	118%	117%	114%	118%	116%	117%	113%	111%	113%	112%	113%	108%

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: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence



Month/Year	Days	% Chg.
Mar '20	89	-51.6%
Mar '19	184	-9.4%
Mar '18	203	-16.7%

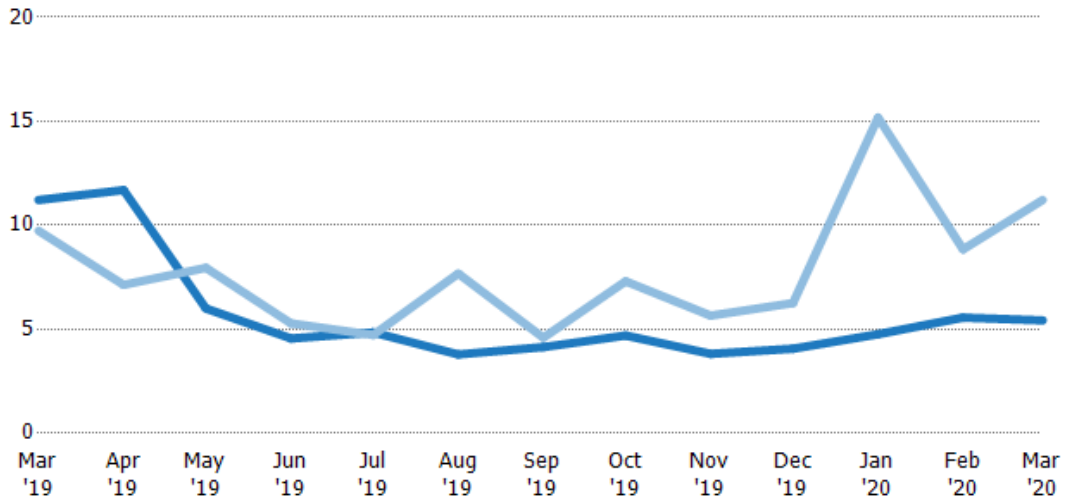
	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Current Year	184	205	136	90	89.5	88	102	100	125	124	139	109	89
Prior Year	203	196	83	88	88	100	95	105	127	150	166	173	184
Percent Change from Prior Year	-9%	5%	64%	2%	2%	-12%	7%	-4%	-2%	-18%	-17%	-37%	-52%

Months of Inventory

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence



Month/Year	Months	% Chg.
Mar '20	5.43	-51.6%
Mar '19	11.2	15.2%
Mar '18	9.73	3.9%

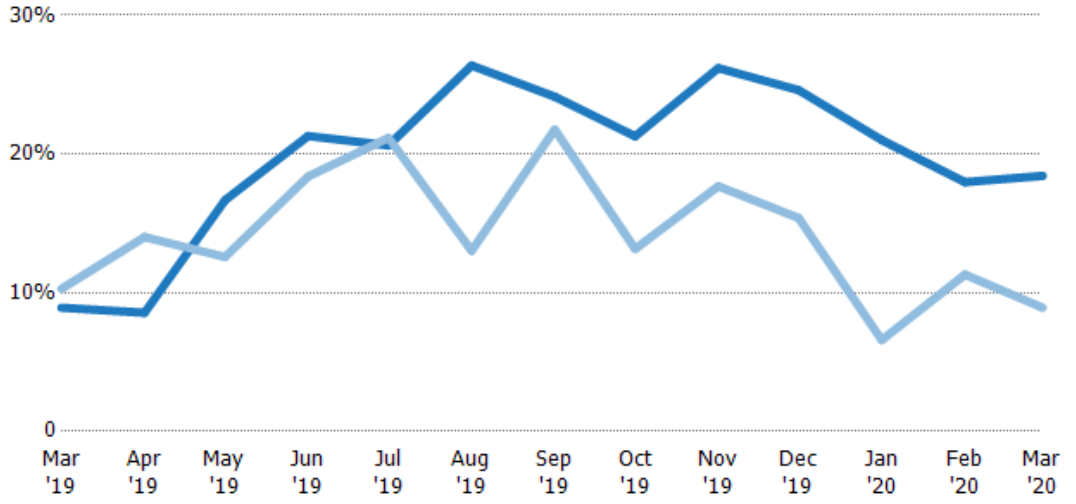
	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Current Year	11.2	11.7	6	4.56	4.85	3.79	4.14	4.7	3.82	4.06	4.76	5.56	5.43
Prior Year	9.73	7.14	7.95	5.29	4.73	7.68	4.6	7.31	5.66	6.26	15.2	8.84	11.2
Percent Change from Prior Year	15%	64%	-25%	-14%	3%	-51%	-10%	-36%	-32%	-35%	-69%	-37%	-52%

Absorption Rate

The percentage of inventory sold per month.

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence



Month/Year	Rate	Chg.
Mar '20	18%	-9.5%
Mar '19	9%	1.4%
Mar '18	10%	-3.8%

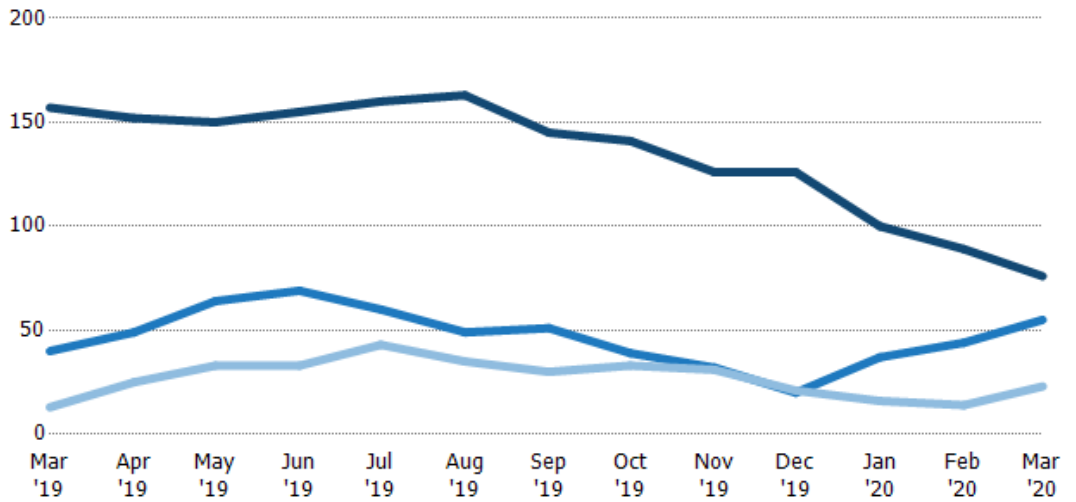
	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Current Year	9%	9%	17%	21%	21%	26%	24%	21%	26%	25%	21%	18%	18%
Prior Year	10%	14%	13%	18%	21%	13%	22%	13%	18%	15%	7%	11%	9%
Change from Prior Year	1%	5%	-4%	-3%	1%	-13%	-2%	-8%	-9%	-9%	-14%	-7%	-10%

Active/Pending/Sold Units

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence



	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Active	157	152	150	155	160	163	145	141	126	126	100	89	76
Pending	40	49	64	69	60	49	51	39	32	20	37	44	55
Sold	13	25	33	33	43	35	30	33	31	21	16	14	23

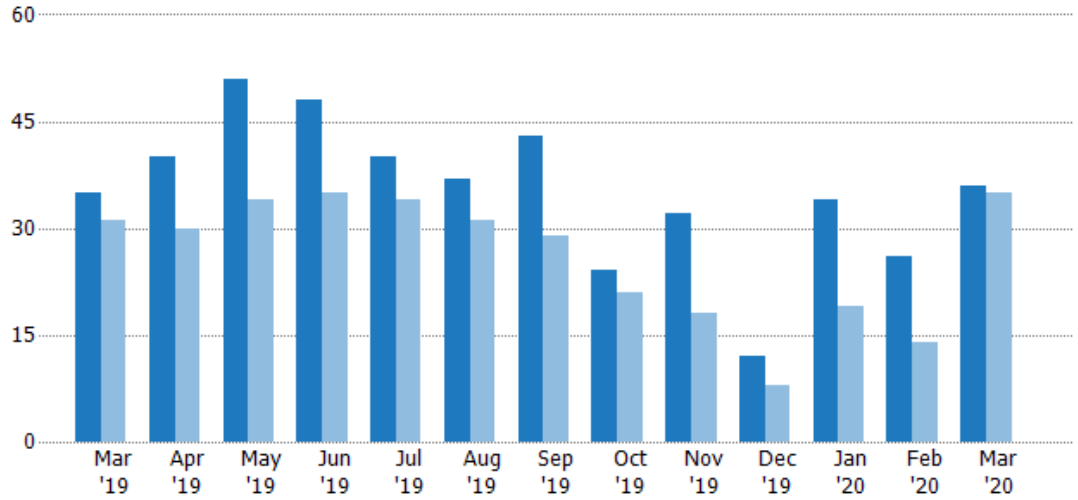
New Pending Sales

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence

Month/Year	Count	% Chg.
Mar '20	36	2.9%
Mar '19	35	12.9%
Mar '18	31	-16.1%



Current Year	35	40	51	48	40	37	43	24	32	12	34	26	36
Prior Year	31	30	34	35	34	31	29	21	18	8	19	14	35
Percent Change from Prior Year	13%	33%	50%	37%	18%	19%	48%	14%	78%	50%	79%	86%	3%

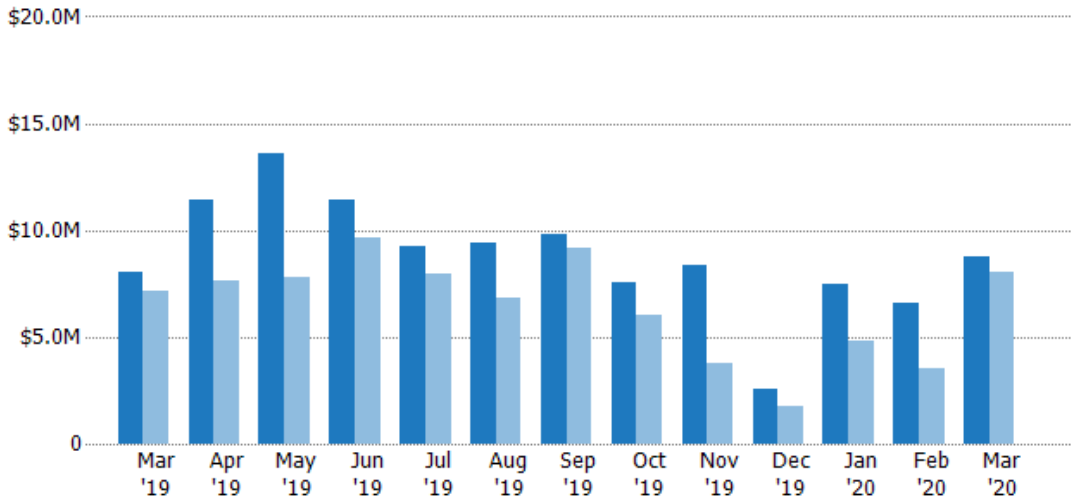
New Pending Sales Volume

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence

Month/Year	Volume	% Chg.
Mar '20	\$8.78M	9%
Mar '19	\$8.06M	12.1%
Mar '18	\$7.19M	-23%



Current Year	\$8.06M	\$11.4M	\$13.6M	\$11.4M	\$9.26M	\$9.4M	\$9.79M	\$7.53M	\$8.39M	\$2.57M	\$7.51M	\$6.59M	\$8.78M
Prior Year	\$7.19M	\$7.67M	\$7.76M	\$9.64M	\$7.93M	\$6.84M	\$9.13M	\$6.03M	\$3.76M	\$1.75M	\$4.81M	\$3.49M	\$8.06M
Percent Change from Prior Year	12%	49%	75%	19%	17%	37%	7%	25%	123%	47%	56%	89%	9%

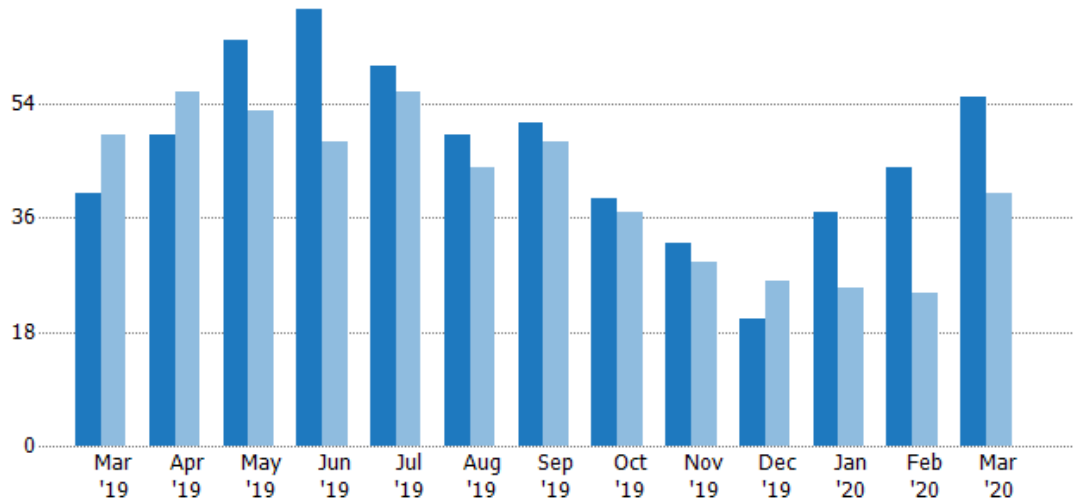
Pending Sales

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence

Month/Year	Count	% Chg.
Mar '20	55	37.5%
Mar '19	40	-18.4%
Mar '18	49	-30.6%



Current Year	40	49	64	69	60	49	51	39	32	20	37	44	55
Prior Year	49	56	53	48	56	44	48	37	29	26	25	24	40
Percent Change from Prior Year	-18%	-13%	21%	44%	7%	11%	6%	5%	10%	-23%	48%	83%	38%

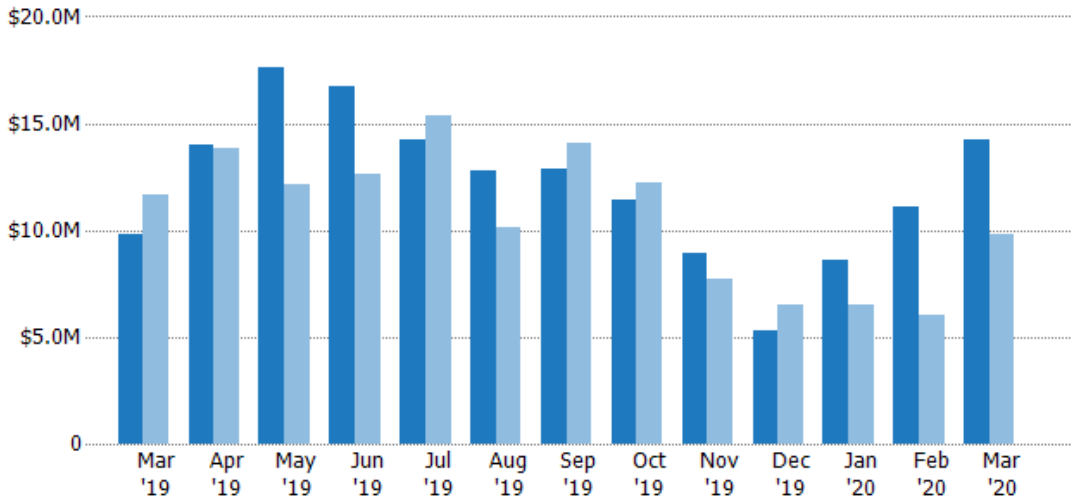
Pending Sales Volume

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence

Month/Year	Volume	% Chg.
Mar '20	\$14.2M	45.3%
Mar '19	\$9.81M	-16.1%
Mar '18	\$11.7M	-42.1%



Current Year	\$9.81M	\$14M	\$17.6M	\$16.8M	\$14.2M	\$12.8M	\$12.8M	\$11.4M	\$8.94M	\$5.32M	\$8.57M	\$11.1M	\$14.2M
Prior Year	\$11.7M	\$13.8M	\$12.2M	\$12.7M	\$15.4M	\$10.1M	\$14.1M	\$12.2M	\$7.74M	\$6.52M	\$6.53M	\$5.99M	\$9.81M
Percent Change from Prior Year	-16%	1%	45%	32%	-8%	27%	-9%	-7%	15%	-18%	31%	86%	45%

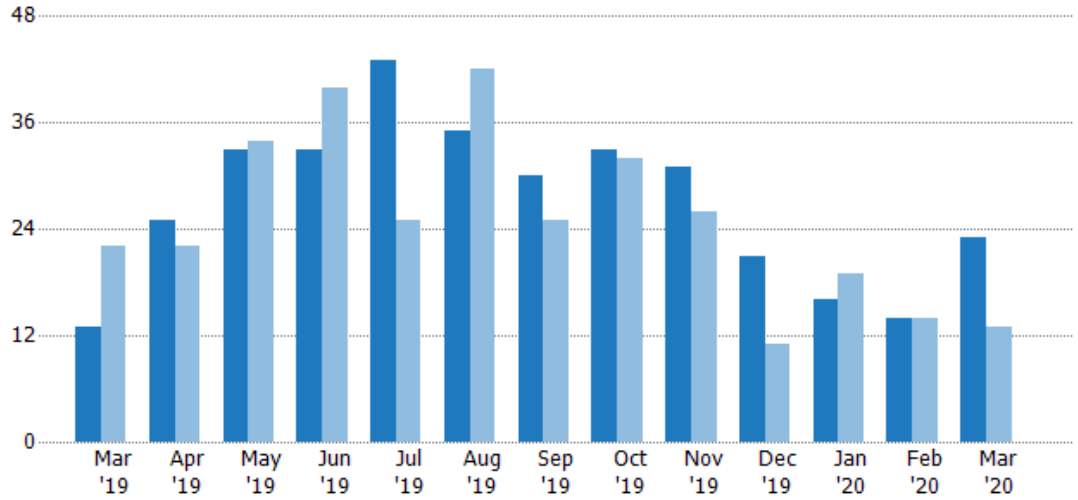
Closed Sales

The total number of residential properties sold each month.

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence

Month/Year	Count	% Chg.
Mar '20	23	76.9%
Mar '19	13	-40.9%
Mar '18	22	-27.3%



	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Current Year	13	25	33	33	43	35	30	33	31	21	16	14	23
Prior Year	22	22	34	40	25	42	25	32	26	11	19	14	13
Percent Change from Prior Year	-41%	14%	-3%	-18%	72%	-17%	20%	3%	19%	91%	-16%	0%	77%

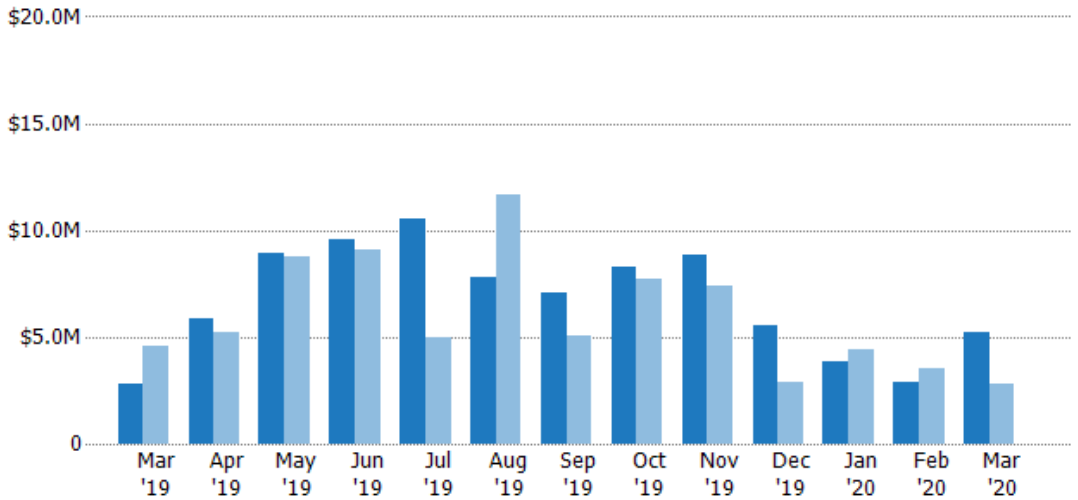
Closed Sales Volume

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence

Month/Year	Volume	% Chg.
Mar '20	\$5.23M	87.3%
Mar '19	\$2.79M	-39%
Mar '18	\$4.57M	-35.8%



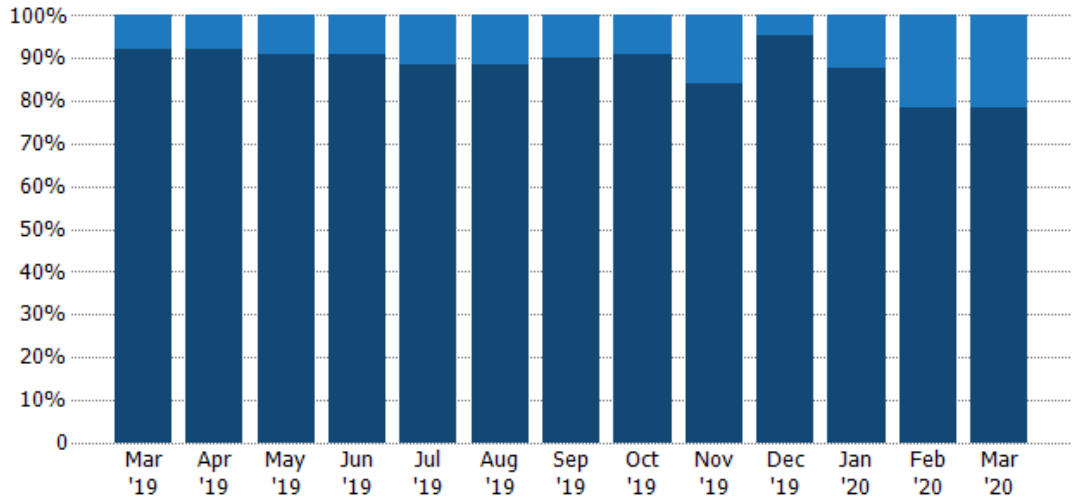
	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Current Year	\$2.79M	\$5.82M	\$8.9M	\$9.58M	\$10.5M	\$7.79M	\$7.08M	\$8.26M	\$8.87M	\$5.53M	\$3.89M	\$2.91M	\$5.23M
Prior Year	\$4.57M	\$5.22M	\$8.75M	\$9.06M	\$4.95M	\$11.7M	\$5.02M	\$7.72M	\$7.37M	\$2.88M	\$4.44M	\$3.53M	\$2.79M
Percent Change from Prior Year	-39%	12%	2%	6%	113%	-33%	41%	7%	20%	92%	-12%	-18%	87%

Closed Sales by Property Type

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence



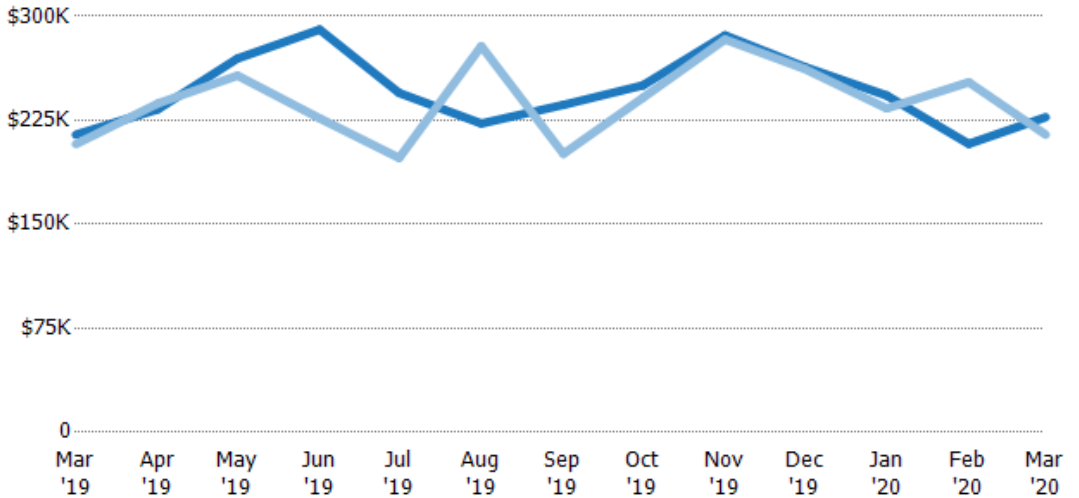
Condo/Townhouse	8%	8%	9%	9%	12%	11%	10%	9%	16%	5%	13%	21%	22%
Single Family Residence	92%	92%	91%	91%	88%	89%	90%	91%	84%	95%	88%	79%	78%

Average Sales Price

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence



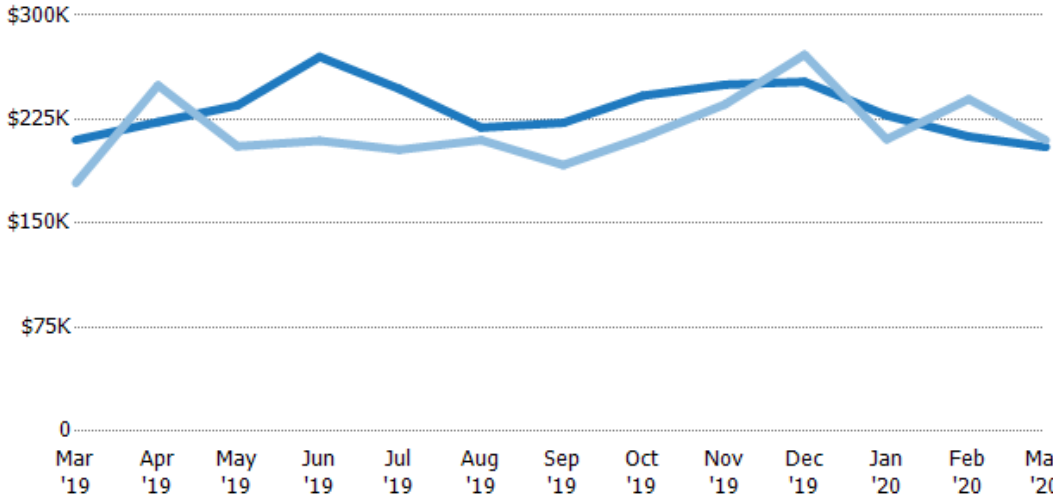
Current Year	\$215K	\$233K	\$270K	\$290K	\$245K	\$223K	\$236K	\$250K	\$286K	\$264K	\$243K	\$208K	\$227K
Prior Year	\$208K	\$237K	\$257K	\$226K	\$198K	\$278K	\$201K	\$241K	\$283K	\$262K	\$234K	\$252K	\$215K
Percent Change from Prior Year	3%	-2%	5%	28%	24%	-20%	18%	4%	1%	1%	4%	-18%	6%

Median Sales Price

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

Filters Used

ZIP: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence



Month/Year	Price	% Chg.
Mar '20	\$205K	-2.4%
Mar '19	\$210K	17.3%
Mar '18	\$179K	-0.4%

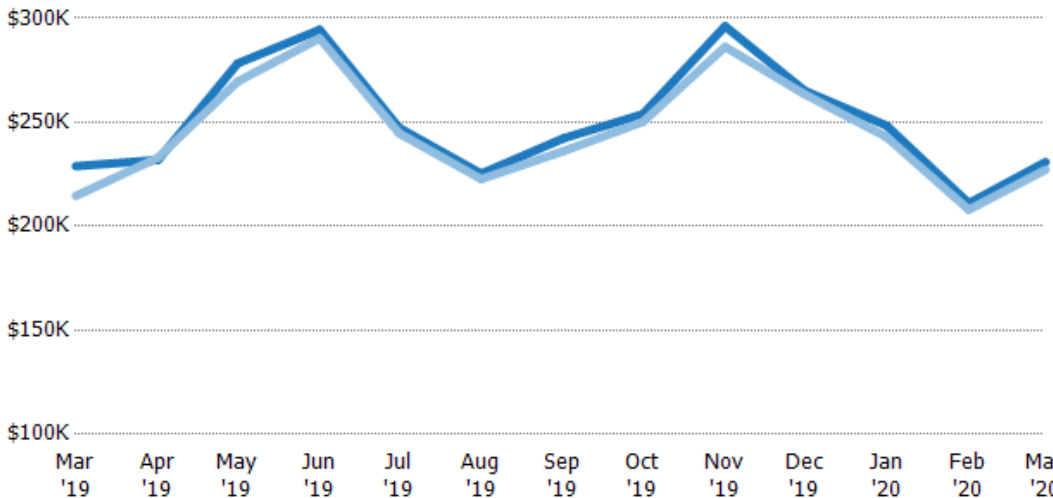
	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Current Year	\$210K	\$223K	\$235K	\$270K	\$247K	\$219K	\$222K	\$242K	\$250K	\$252K	\$228K	\$213K	\$205K
Prior Year	\$179K	\$250K	\$206K	\$209K	\$203K	\$210K	\$192K	\$212K	\$236K	\$272K	\$211K	\$240K	\$210K
Percent Change from Prior Year	17%	-11%	14%	29%	22%	4%	16%	14%	6%	-7%	8%	-11%	-2%

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: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence



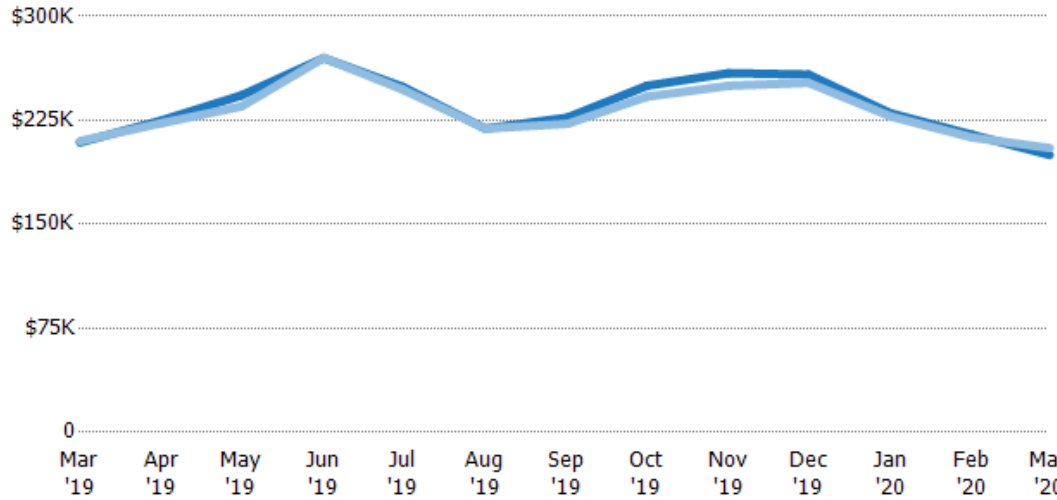
Month/Year	Avg List Price	Avg Sales Price	Avg Sales Price as a % of Avg List Price
Mar '20	\$231K	\$227K	98%
Mar '19	\$229K	\$215K	94%
Apr '19	\$232K	\$233K	100%
May '19	\$278K	\$270K	97%
Jun '19	\$294K	\$290K	99%
Jul '19	\$247K	\$245K	99%
Aug '19	\$225K	\$223K	99%
Sep '19	\$242K	\$236K	97%
Oct '19	\$254K	\$250K	99%
Nov '19	\$296K	\$286K	97%
Dec '19	\$265K	\$264K	99%
Jan '20	\$248K	\$243K	98%
Feb '20	\$211K	\$208K	99%

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: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type:
 Condo/Townhouse/Apt, Single Family Residence



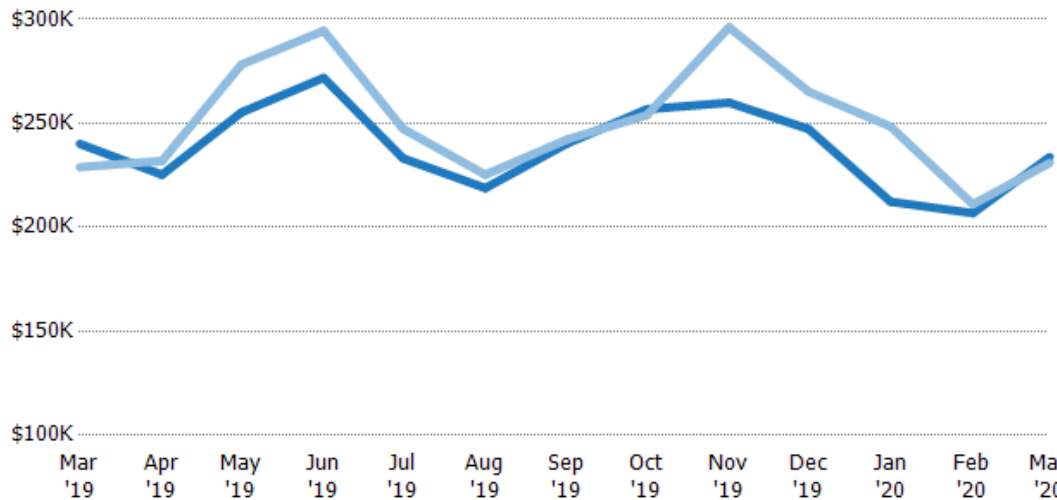
	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Median List Price	\$209K	\$225K	\$243K	\$270K	\$249K	\$219K	\$227K	\$250K	\$259K	\$258K	\$230K	\$214K	\$200K
Median Sales Price	\$210K	\$223K	\$235K	\$270K	\$247K	\$219K	\$222K	\$242K	\$250K	\$252K	\$228K	\$213K	\$205K
Med Sales Price as a % of Med List Price	100%	99%	97%	100%	99%	100%	98%	97%	96%	98%	99%	99%	103%

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: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type:
 Condo/Townhouse/Apt, Single Family Residence



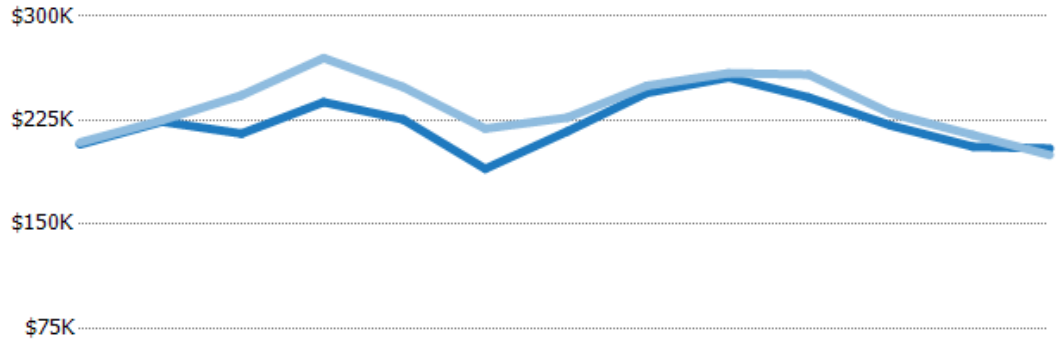
	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Avg Est Value	\$240K	\$225K	\$255K	\$272K	\$233K	\$219K	\$240K	\$257K	\$260K	\$247K	\$212K	\$207K	\$234K
Avg Sales Price	\$229K	\$232K	\$278K	\$294K	\$247K	\$225K	\$242K	\$254K	\$296K	\$265K	\$248K	\$211K	\$231K
Avg Sales Price as a % of Avg Est Value	95%	103%	109%	108%	106%	103%	101%	99%	114%	107%	117%	102%	99%

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: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type: Condo/Townhouse/Apt, Single Family Residence



	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Median Est Value	\$208K	\$224K	\$215K	\$238K	\$226K	\$190K	\$217K	\$245K	\$256K	\$242K	\$221K	\$206K	\$205K
Median Sales Price	\$209K	\$225K	\$243K	\$270K	\$249K	\$219K	\$227K	\$250K	\$259K	\$258K	\$230K	\$214K	\$200K
Med Sales Price as a % of Med Est Value	101%	100%	113%	113%	110%	115%	105%	102%	101%	107%	104%	104%	98%