

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	Apr 2020	Apr 2019	+ / -	YTD 2020	YTD 2019	+ / -
Listing Activity Charts Metrics						
New Listing Count	26	36	-27.8%	98	112	-12.5%
New Listing Volume	\$9,295,600	\$10,336,927	-10.1%	\$29,444,345	\$29,817,326	-1.3%
Active Listing Count	85	151	-43.7%	N/A	N/A	
Active Listing Volume	\$29,602,365	\$48,163,117	-38.5%	N/A	N/A	
Average Listing Price	\$348,263	\$318,961	+9.2%	\$330,262	\$321,525	+2.7%
Median Listing Price	\$278,850	\$269,900	+3.3%	\$263,676	\$267,155	-1.3%
Median Days in RPR	69	203	-66%	102.65	184.23	-44.3%
Months of Inventory	3.7	11.6	-68.2%	5.2	7.9	-33.9%
Absorption Rate	27.06%	8.61%	+18.4%	19.14%	12.66%	+6.5%
Sales Activity Charts Metrics						
New Pending Sales Count	18	40	-55%	114	108	+5.6%
New Pending Sales Volume	\$4,630,175	\$11,403,295	-59.4%	\$27,521,764	\$27,765,095	-0.9%
Pending Sales Count	44	49	-10.2%	N/A	N/A	
Pending Sales Volume	\$11,561,182	\$14,019,499	-17.5%	N/A	N/A	
Closed Sales Count	26	25	+4%	79	71	+11.3%
Closed Sales Volume	\$6,353,181	\$5,824,895	+9.1%	\$18,377,007	\$16,587,379	+10.8%
Average Sales Price	\$244,353	\$232,996	+4.9%	\$232,620	\$233,625	-0.4%
Median Sales Price	\$245,000	\$223,000	+9.9%	\$224,101	\$220,535	+1.6%

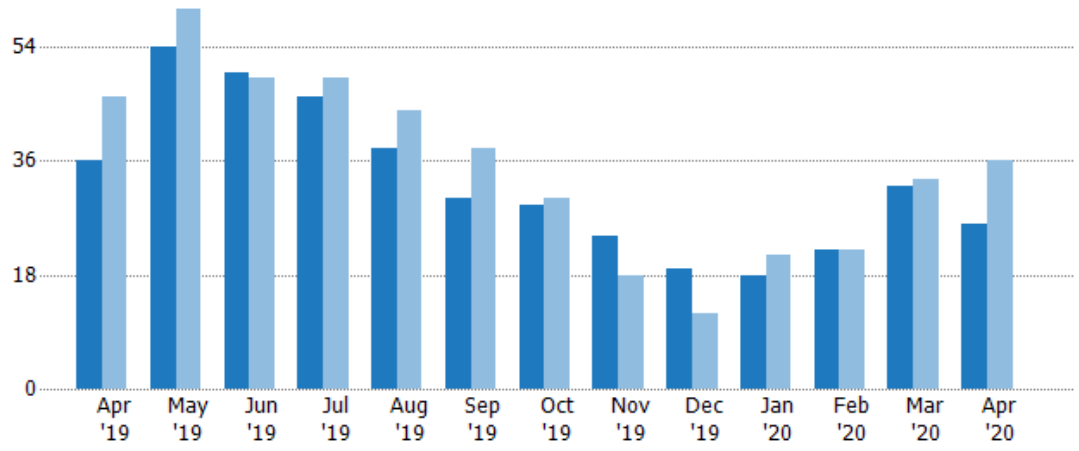
New Listings

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.
Apr '20	26	-27.8%
Apr '19	36	-21.7%
Apr '18	46	-17.4%



Current Year	36	54	50	46	38	30	29	24	19	18	22	32	26
Prior Year	46	60	49	49	44	38	30	18	12	21	22	33	36
Percent Change from Prior Year	-22%	-10%	2%	-6%	-14%	-21%	-3%	33%	58%	-14%	0%	-3%	-28%

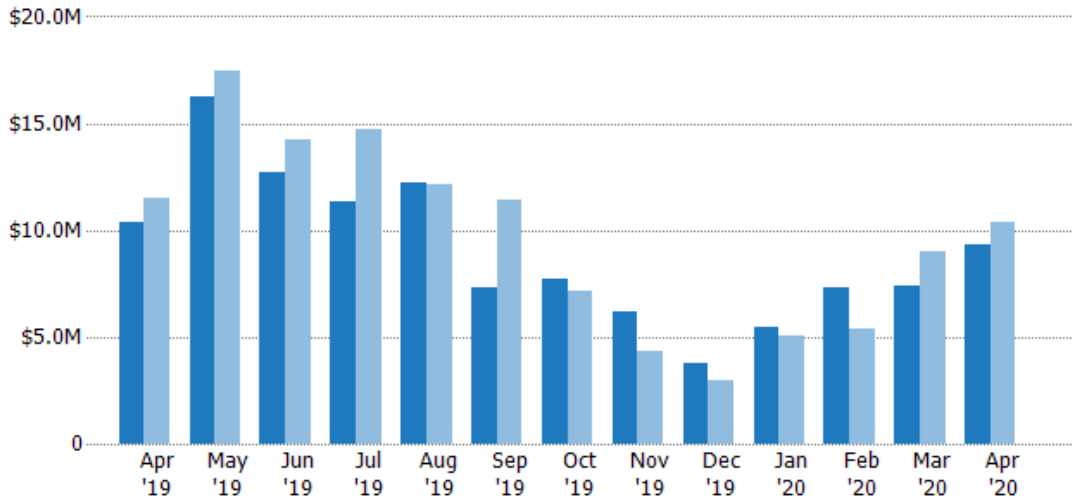
New Listing Volume

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.
Apr '20	\$9.3M	-10.1%
Apr '19	\$10.3M	-10.2%
Apr '18	\$11.5M	-24.2%



Current Year	\$10.3M	\$16.2M	\$12.7M	\$11.3M	\$12.2M	\$7.34M	\$7.7M	\$6.17M	\$3.74M	\$5.47M	\$7.29M	\$7.4M	\$9.3M
Prior Year	\$11.5M	\$17.4M	\$14.2M	\$14.7M	\$12.1M	\$11.4M	\$7.12M	\$4.32M	\$2.95M	\$5.1M	\$5.41M	\$8.97M	\$10.3M
Percent Change from Prior Year	-10%	-7%	-11%	-23%	1%	-36%	8%	43%	27%	7%	35%	-18%	-10%

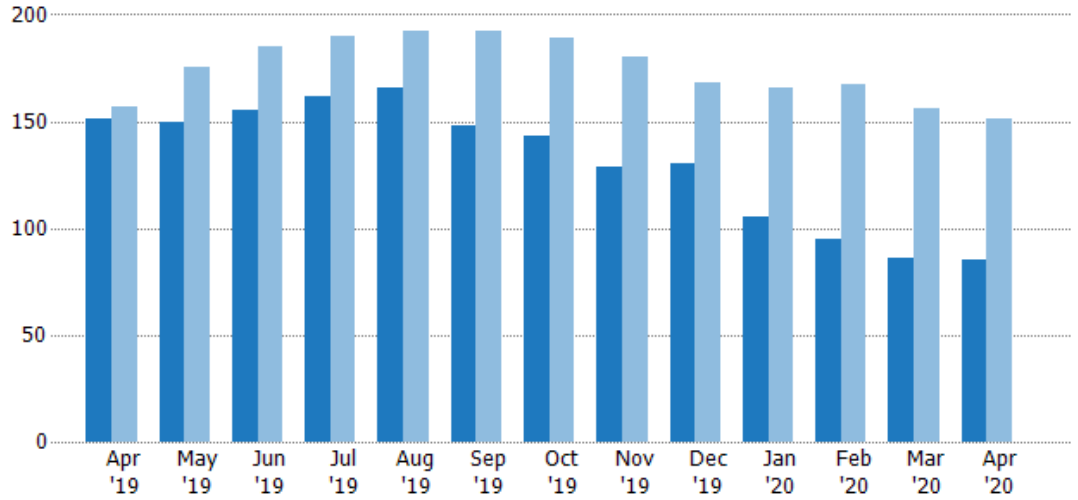
Active Listings

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.
Apr '20	85	-43.7%
Apr '19	151	-3.8%
Apr '18	157	12.1%



Current Year	151	150	155	162	166	148	143	129	130	105	95	86	85
Prior Year	157	175	185	190	192	192	189	180	168	166	167	156	151
Percent Change from Prior Year	-4%	-14%	-16%	-15%	-14%	-23%	-24%	-28%	-23%	-37%	-43%	-45%	-44%

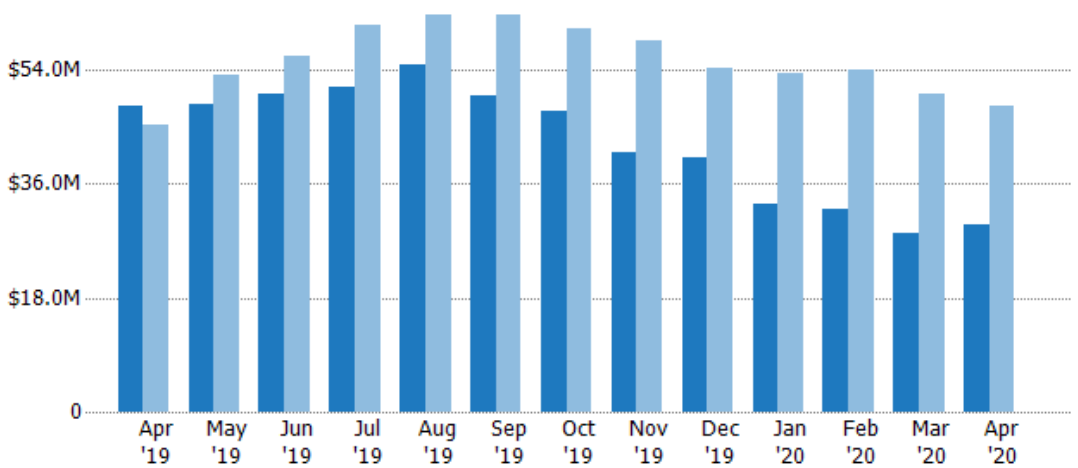
Active Listing Volume

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.
Apr '20	\$29.6M	-38.5%
Apr '19	\$48.2M	6.5%
Apr '18	\$45.2M	1.1%



Current Year	\$48.2M	\$48.7M	\$50.2M	\$51.3M	\$54.7M	\$50M	\$47.5M	\$40.8M	\$40M	\$32.8M	\$31.9M	\$28.2M	\$29.6M
Prior Year	\$45.2M	\$53.2M	\$56.1M	\$60.9M	\$62.6M	\$62.7M	\$60.4M	\$58.7M	\$54.4M	\$53.5M	\$53.9M	\$50.2M	\$48.2M
Percent Change from Prior Year	7%	-8%	-10%	-16%	-13%	-20%	-21%	-30%	-26%	-39%	-41%	-44%	-39%

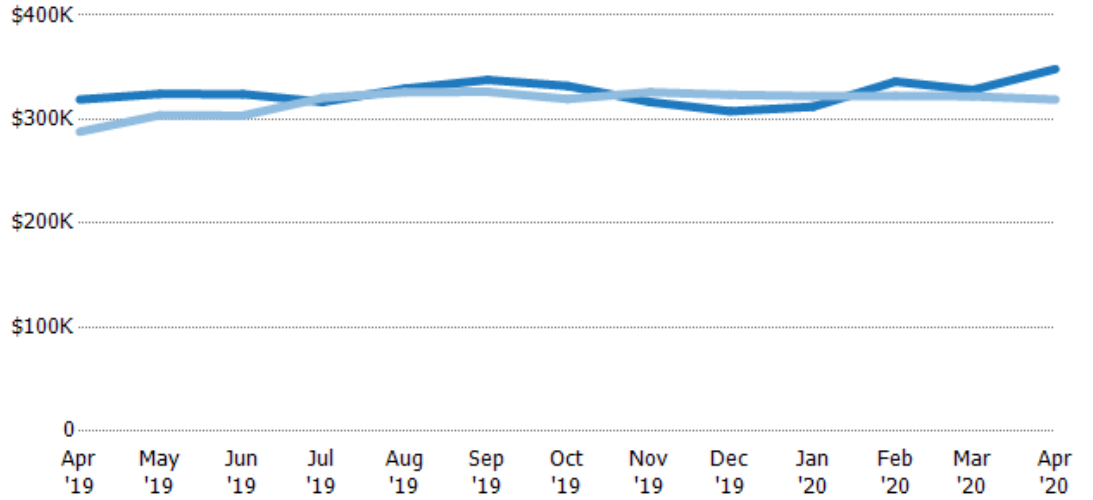
Average Listing Price

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.
Apr '20	\$348K	9.2%
Apr '19	\$319K	10.7%
Apr '18	\$288K	-9.8%



	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Current Year	\$319K	\$324K	\$324K	\$317K	\$329K	\$338K	\$332K	\$317K	\$308K	\$312K	\$336K	\$328K	\$348K
Prior Year	\$288K	\$304K	\$303K	\$321K	\$326K	\$326K	\$320K	\$326K	\$324K	\$322K	\$323K	\$322K	\$319K
Percent Change from Prior Year	11%	7%	7%	-1%	1%	4%	4%	-3%	-5%	-3%	4%	2%	9%

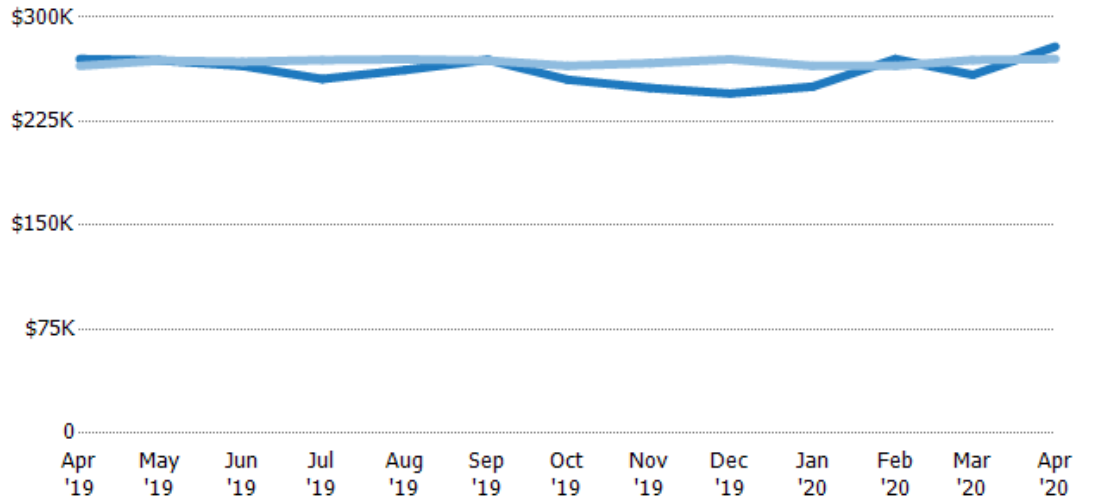
Median Listing Price

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.
Apr '20	\$279K	3.3%
Apr '19	\$270K	1.8%
Apr '18	\$265K	-10.8%



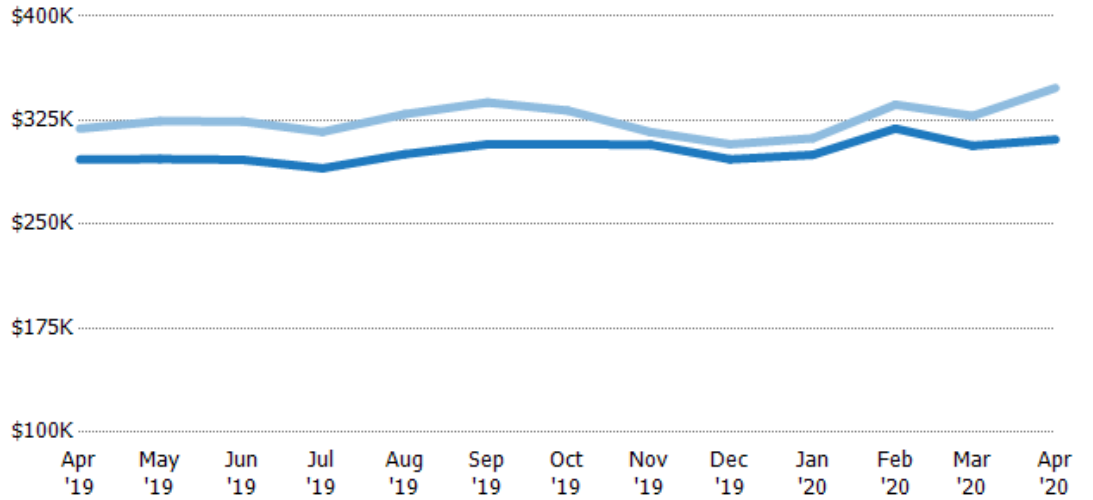
	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Current Year	\$270K	\$269K	\$265K	\$256K	\$262K	\$269K	\$255K	\$249K	\$245K	\$250K	\$270K	\$259K	\$279K
Prior Year	\$265K	\$269K	\$268K	\$269K	\$270K	\$269K	\$265K	\$267K	\$270K	\$265K	\$265K	\$269K	\$270K
Percent Change from Prior Year	2%	0%	-1%	-5%	-3%	0%	-4%	-7%	-9%	-6%	2%	-4%	3%

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



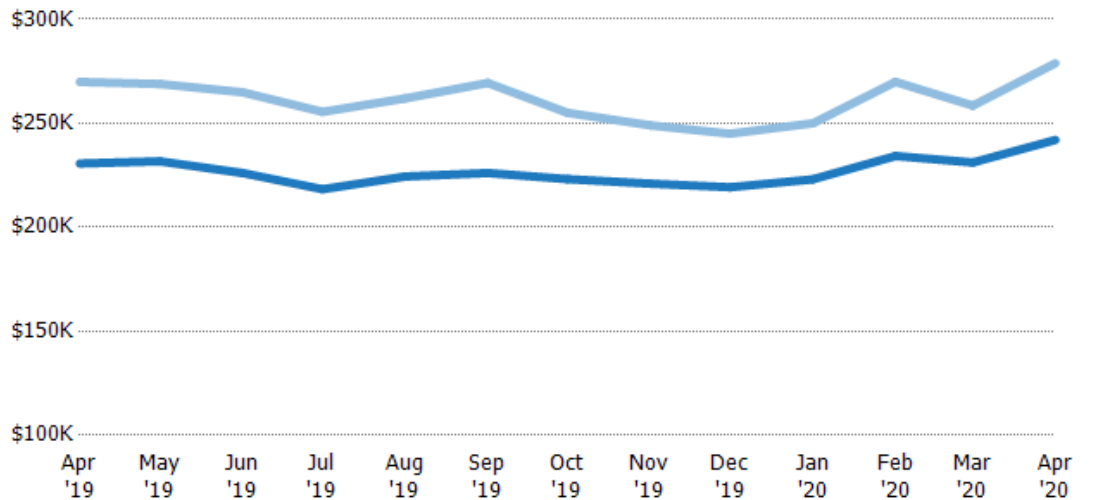
	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Avg Est Value	\$297K	\$297K	\$296K	\$290K	\$301K	\$308K	\$308K	\$307K	\$297K	\$300K	\$319K	\$307K	\$311K
Avg Listing Price	\$319K	\$324K	\$324K	\$317K	\$329K	\$338K	\$332K	\$317K	\$308K	\$312K	\$336K	\$328K	\$348K
Avg Listing Price as a % of Avg Est Value	107%	109%	109%	109%	110%	110%	108%	103%	104%	104%	105%	107%	112%

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



	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Median Est Value	\$231K	\$232K	\$226K	\$218K	\$224K	\$226K	\$223K	\$221K	\$219K	\$223K	\$234K	\$231K	\$242K
Median Listing Price	\$270K	\$269K	\$265K	\$256K	\$262K	\$269K	\$255K	\$249K	\$245K	\$250K	\$270K	\$259K	\$279K
Med Listing Price as a % of Med Est Value	117%	116%	117%	117%	117%	119%	114%	113%	112%	112%	115%	112%	115%

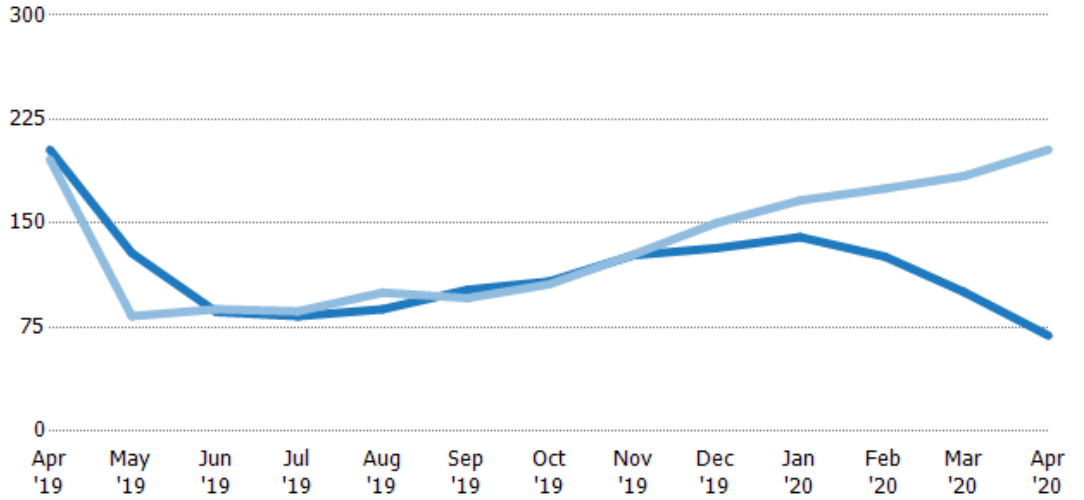
Median Days in RPR

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.
Apr '20	69	-66%
Apr '19	203	3.6%
Apr '18	196	-32.9%



	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Current Year	203	129	86	83	88	102	108	127	132	140	126	101	69
Prior Year	196	83	88	86.5	100	96	106	128	150	167	175	184	203
Percent Change from Prior Year	4%	55%	-2%	-4%	-12%	6%	2%	0%	-12%	-16%	-28%	-45%	-66%

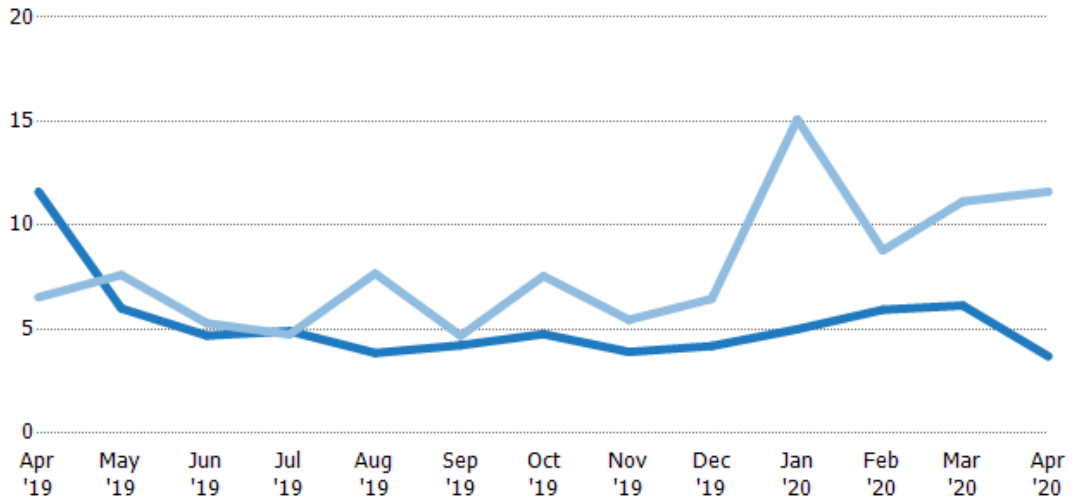
Months of Inventory

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.
Apr '20	3.7	-68.2%
Apr '19	11.6	77.6%
Apr '18	6.54	58.3%



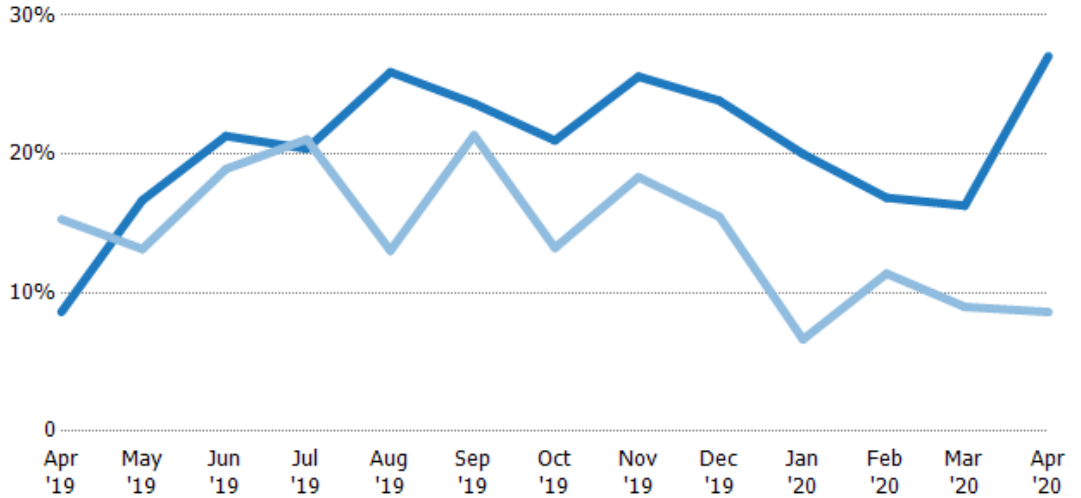
	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Current Year	11.6	6	4.7	4.91	3.86	4.23	4.77	3.91	4.19	5	5.94	6.14	3.7
Prior Year	6.54	7.61	5.29	4.75	7.68	4.68	7.56	5.45	6.46	15.1	8.79	11.1	11.6
Percent Change from Prior Year	78%	-21%	-11%	3%	-50%	-10%	-37%	-28%	-35%	-67%	-32%	-45%	-68%

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.
Apr '20	27%	-18.5%
Apr '19	9%	6.7%
Apr '18	15%	-36.8%

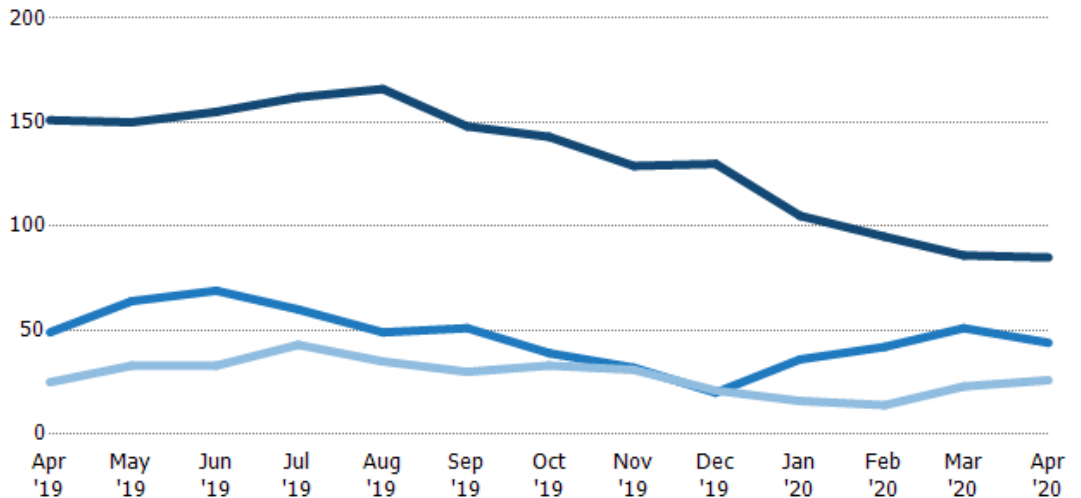
	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Current Year	9%	17%	21%	20%	26%	24%	21%	26%	24%	20%	17%	16%	27%
Prior Year	15%	13%	19%	21%	13%	21%	13%	18%	15%	7%	11%	9%	9%
Change from Prior Year	7%	-4%	-2%	1%	-13%	-2%	-8%	-7%	-8%	-13%	-5%	-7%	-18%

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



	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Active	151	150	155	162	166	148	143	129	130	105	95	86	85
Pending	49	64	69	60	49	51	39	32	20	36	42	51	44
Sold	25	33	33	43	35	30	33	31	21	16	14	23	26

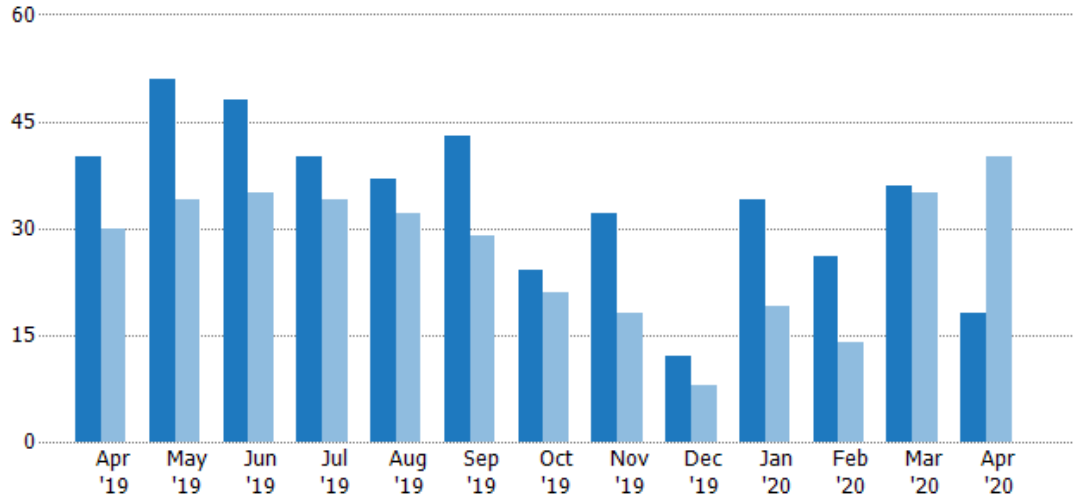
New Pending Sales

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.
Apr '20	18	-55%
Apr '19	40	33.3%
Apr '18	30	-30%



Current Year	40	51	48	40	37	43	24	32	12	34	26	36	18
Prior Year	30	34	35	34	32	29	21	18	8	19	14	35	40
Percent Change from Prior Year	33%	50%	37%	18%	16%	48%	14%	78%	50%	79%	86%	3%	-55%

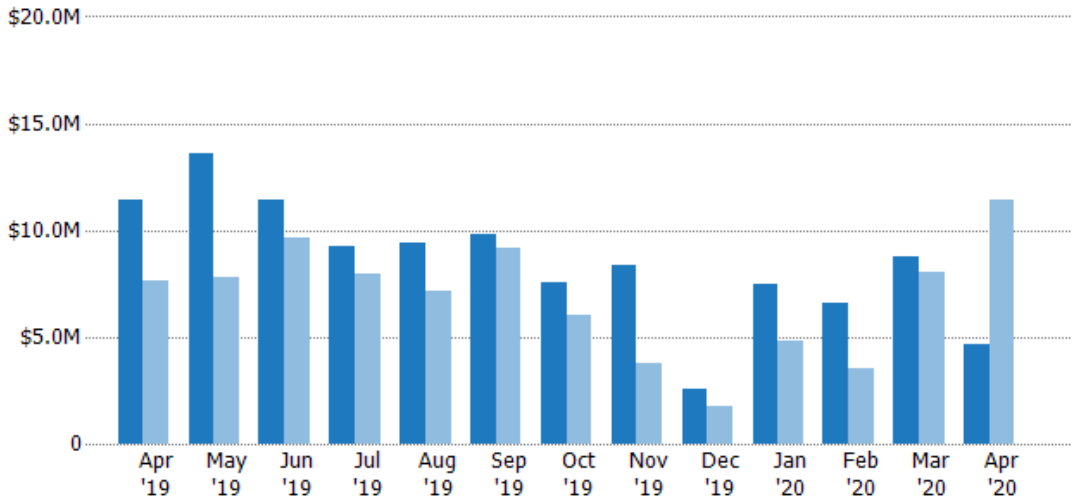
New Pending Sales Volume

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.
Apr '20	\$4.63M	-59.4%
Apr '19	\$11.4M	48.6%
Apr '18	\$7.67M	-46%



Current Year	\$11.4M	\$13.6M	\$11.4M	\$9.26M	\$9.4M	\$9.79M	\$7.53M	\$8.39M	\$2.57M	\$7.51M	\$6.59M	\$8.78M	\$4.63M
Prior Year	\$7.67M	\$7.76M	\$9.64M	\$7.93M	\$7.12M	\$9.13M	\$6.03M	\$3.76M	\$1.75M	\$4.81M	\$3.49M	\$8.06M	\$11.4M
Percent Change from Prior Year	49%	75%	19%	17%	32%	7%	25%	123%	47%	56%	89%	9%	-59%

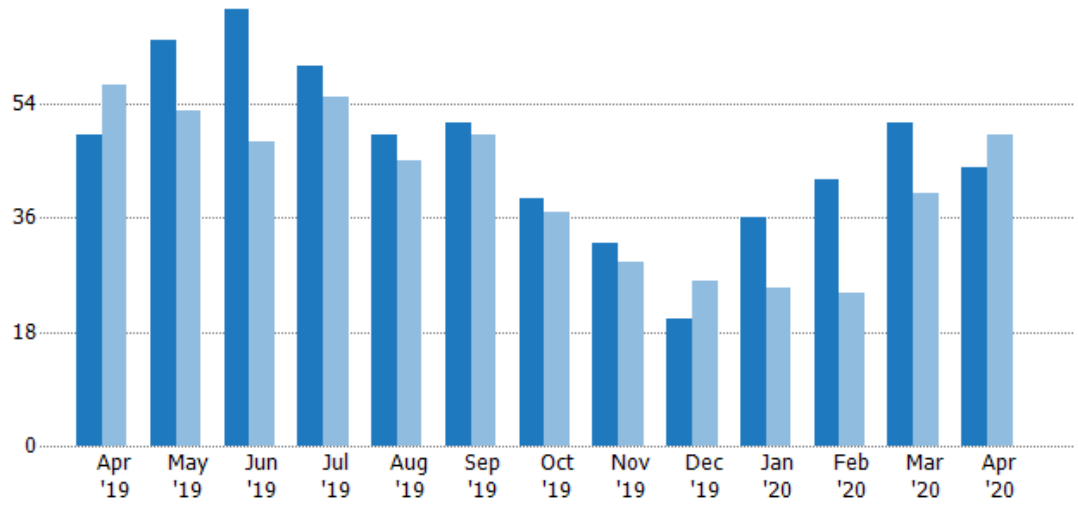
Pending Sales

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.
Apr '20	44	-10.2%
Apr '19	49	-14%
Apr '18	57	-28.1%



	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Current Year	49	64	69	60	49	51	39	32	20	36	42	51	44
Prior Year	57	53	48	55	45	49	37	29	26	25	24	40	49
Percent Change from Prior Year	-14%	21%	44%	9%	9%	4%	5%	10%	-23%	44%	75%	28%	-10%

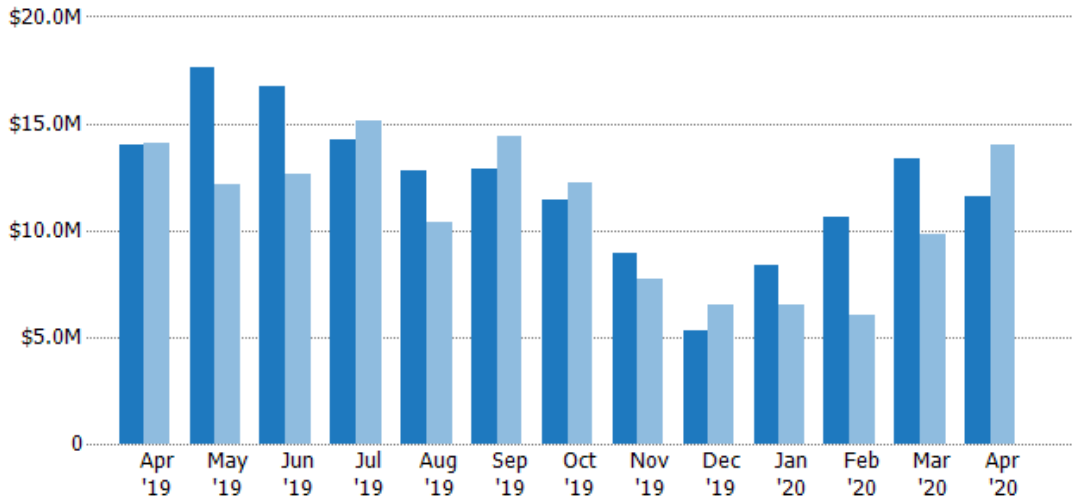
Pending Sales Volume

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.
Apr '20	\$11.6M	-17.5%
Apr '19	\$14M	-0.2%
Apr '18	\$14.1M	-41.1%



	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Current Year	\$14M	\$17.6M	\$16.8M	\$14.2M	\$12.8M	\$12.8M	\$11.4M	\$8.94M	\$5.32M	\$8.37M	\$10.6M	\$13.3M	\$11.6M
Prior Year	\$14.1M	\$12.2M	\$12.7M	\$15.1M	\$10.4M	\$14.4M	\$12.2M	\$7.74M	\$6.52M	\$6.53M	\$5.99M	\$9.81M	\$14M
Percent Change from Prior Year	0%	45%	32%	-6%	23%	-11%	-7%	15%	-18%	28%	78%	36%	-18%

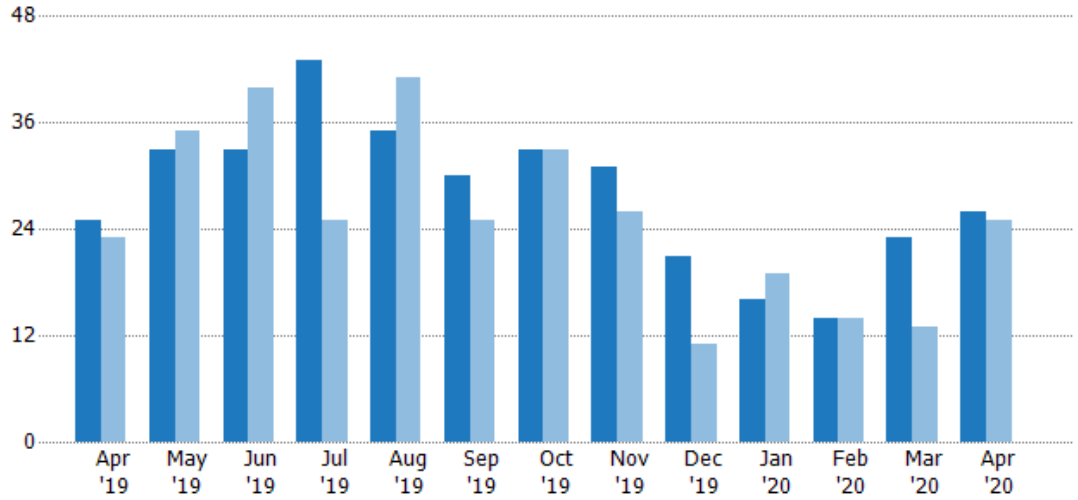
Closed Sales

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.
Apr '20	26	4%
Apr '19	25	8.7%
Apr '18	23	-34.8%



Current Year	25	33	33	43	35	30	33	31	21	16	14	23	26
Prior Year	23	35	40	25	41	25	33	26	11	19	14	13	25
Percent Change from Prior Year	9%	-6%	-18%	72%	-15%	20%	0%	19%	91%	-16%	0%	77%	4%

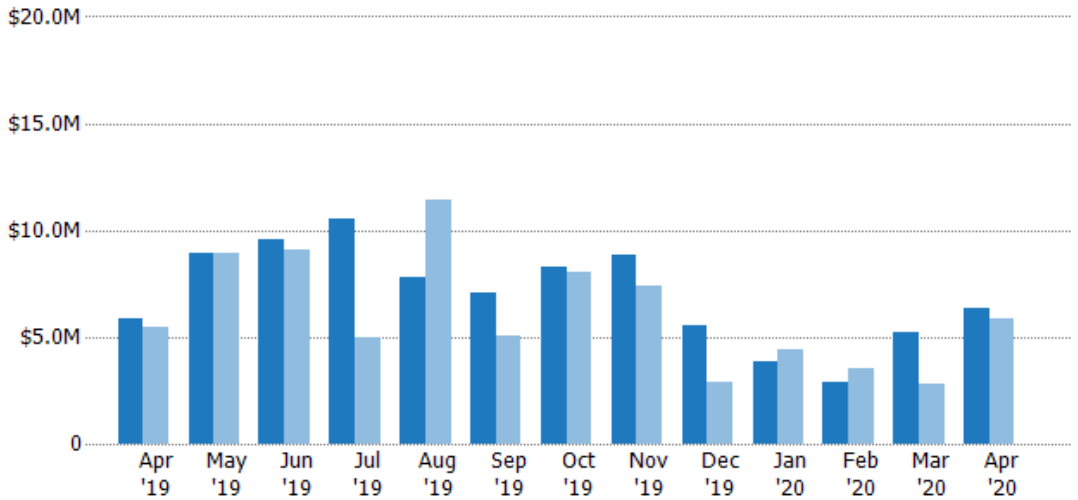
Closed Sales Volume

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.
Apr '20	\$6.35M	9.1%
Apr '19	\$5.82M	6.5%
Apr '18	\$5.47M	-44.6%



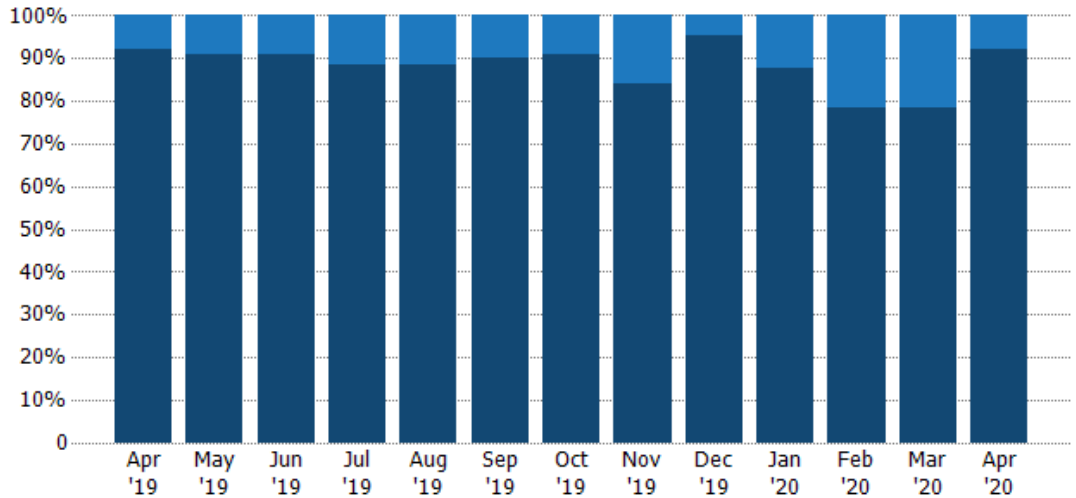
Current Year	\$5.82M	\$8.9M	\$9.58M	\$10.5M	\$7.79M	\$7.08M	\$8.26M	\$8.87M	\$5.53M	\$3.89M	\$2.91M	\$5.23M	\$6.35M
Prior Year	\$5.47M	\$8.96M	\$9.06M	\$4.95M	\$11.4M	\$5.02M	\$8.01M	\$7.37M	\$2.88M	\$4.44M	\$3.53M	\$2.79M	\$5.82M
Percent Change from Prior Year	6%	-1%	6%	113%	-32%	41%	3%	20%	92%	-12%	-18%	87%	9%

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



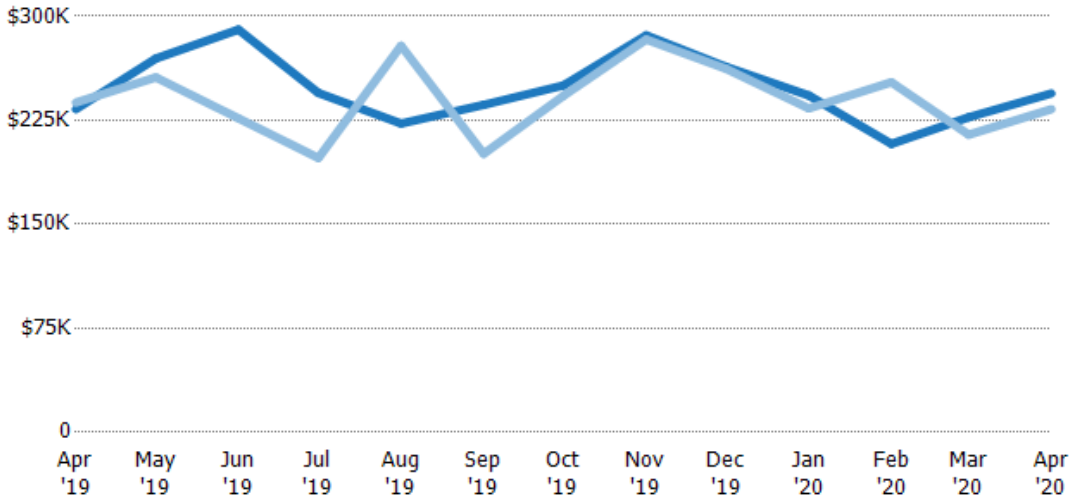
Property Type	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Condo/Townhouse	8%	9%	9%	12%	11%	10%	9%	16%	5%	13%	21%	22%	8%
Single Family Residence	92%	91%	91%	88%	89%	90%	91%	84%	95%	88%	79%	78%	92%

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



Month/Year	Price	% Chg.
Apr '20	\$244K	4.9%
Apr '19	\$233K	-2%
Apr '18	\$238K	-15%

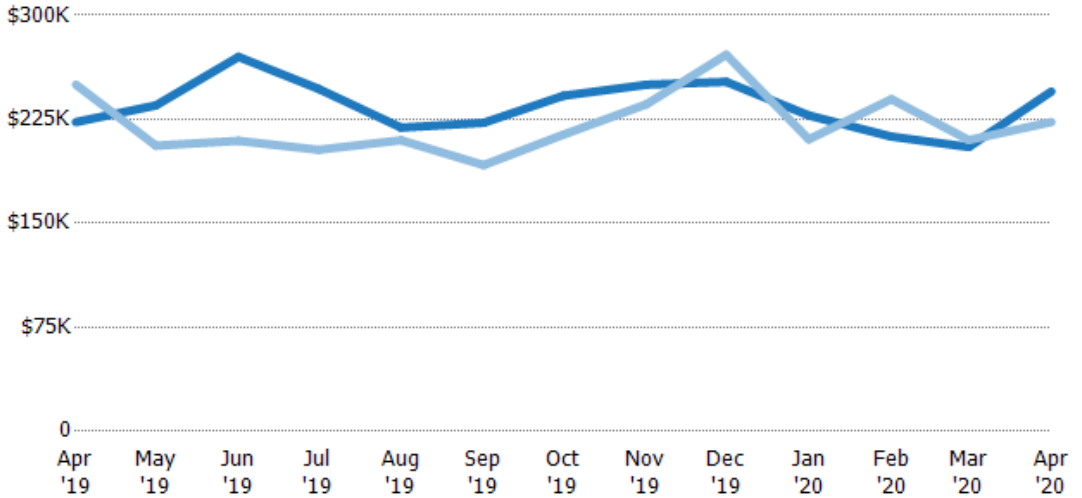
Property Type	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Current Year	\$233K	\$270K	\$290K	\$245K	\$223K	\$236K	\$250K	\$286K	\$264K	\$243K	\$208K	\$227K	\$244K
Prior Year	\$238K	\$256K	\$226K	\$198K	\$279K	\$201K	\$243K	\$283K	\$262K	\$234K	\$252K	\$215K	\$233K
Percent Change from Prior Year	-2%	5%	28%	24%	-20%	18%	3%	1%	1%	4%	-18%	6%	5%

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



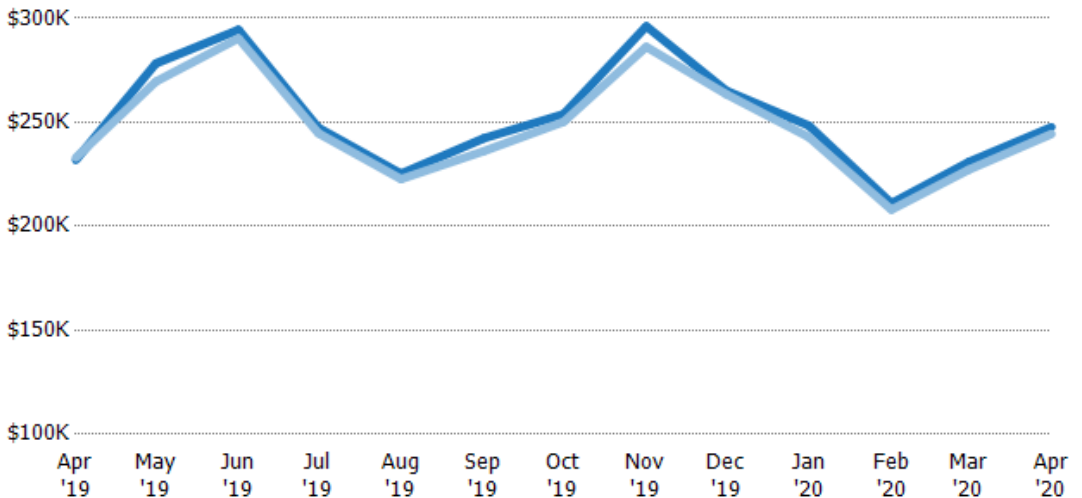
	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Current Year	\$223K	\$235K	\$270K	\$247K	\$219K	\$222K	\$242K	\$250K	\$252K	\$228K	\$213K	\$205K	\$245K
Prior Year	\$250K	\$206K	\$209K	\$203K	\$210K	\$192K	\$214K	\$236K	\$272K	\$211K	\$240K	\$210K	\$223K
Percent Change from Prior Year	-11%	14%	29%	22%	4%	16%	13%	6%	-7%	8%	-11%	-2%	10%

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



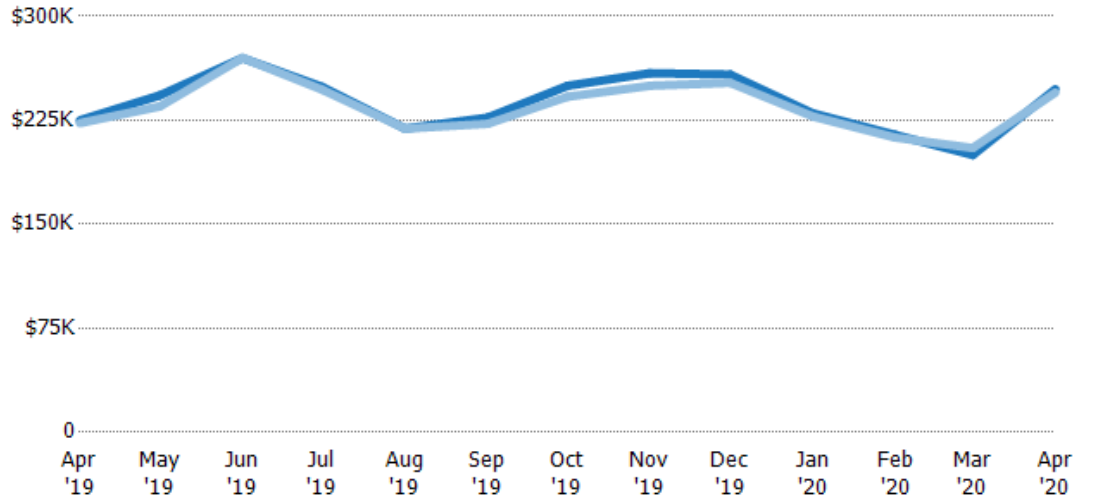
	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Avg List Price	\$232K	\$278K	\$294K	\$247K	\$225K	\$242K	\$254K	\$296K	\$265K	\$248K	\$211K	\$231K	\$248K
Avg Sales Price	\$233K	\$270K	\$290K	\$245K	\$223K	\$236K	\$250K	\$286K	\$264K	\$243K	\$208K	\$227K	\$244K
Avg Sales Price as a % of Avg List Price	100%	97%	99%	99%	99%	97%	99%	97%	99%	98%	99%	98%	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



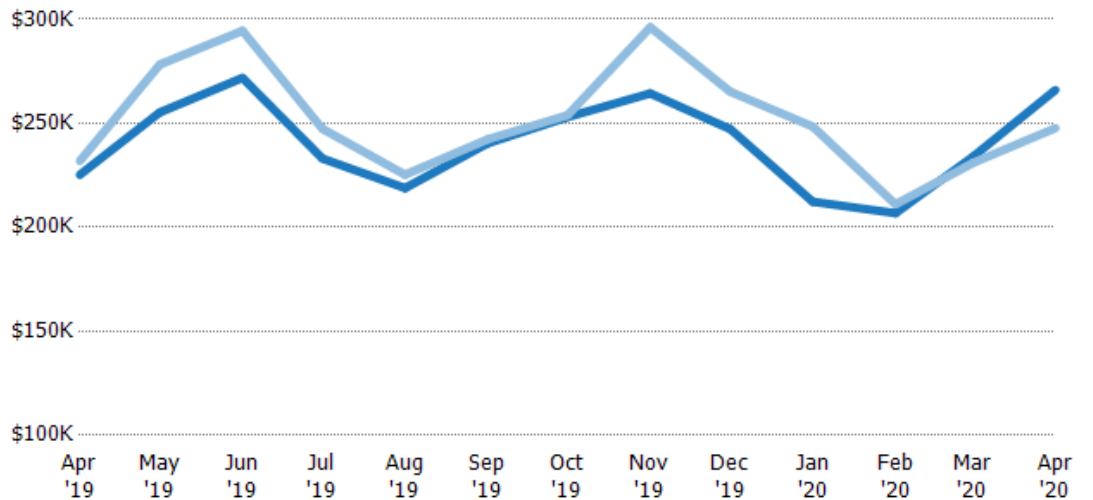
	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Median List Price	\$225K	\$243K	\$270K	\$249K	\$219K	\$227K	\$250K	\$259K	\$258K	\$230K	\$214K	\$200K	\$247K
Median Sales Price	\$223K	\$235K	\$270K	\$247K	\$219K	\$222K	\$242K	\$250K	\$252K	\$228K	\$213K	\$205K	\$245K
Med Sales Price as a % of Med List Price	99%	97%	100%	99%	100%	98%	97%	96%	98%	99%	99%	103%	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: Grand Isle, VT 05458, Saint Albans, VT 05478, Saint Albans Bay, VT 05481, Swanton, VT 05488
 Property Type:
 Condo/Townhouse/Apt, Single Family Residence



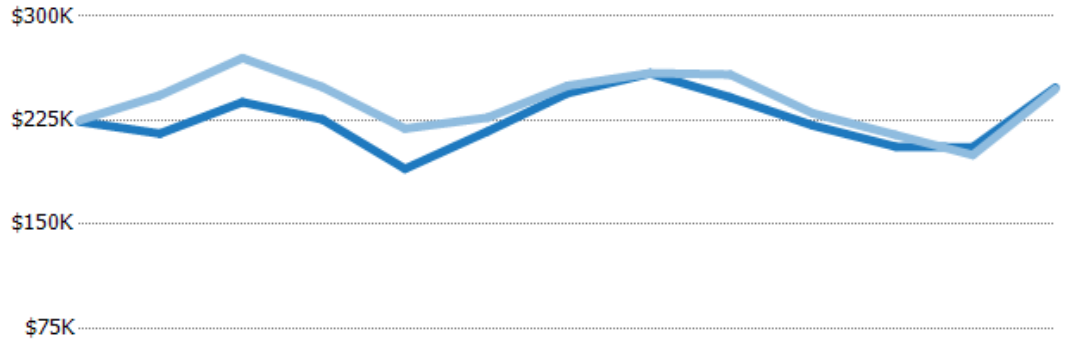
	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Avg Est Value	\$225K	\$255K	\$272K	\$233K	\$219K	\$240K	\$253K	\$264K	\$247K	\$212K	\$207K	\$234K	\$266K
Avg Sales Price	\$232K	\$278K	\$294K	\$247K	\$225K	\$242K	\$254K	\$296K	\$265K	\$248K	\$211K	\$231K	\$248K
Avg Sales Price as a % of Avg Est Value	103%	109%	108%	106%	103%	101%	100%	112%	107%	117%	102%	99%	93%

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



	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Median Est Value	\$224K	\$215K	\$238K	\$226K	\$190K	\$217K	\$245K	\$259K	\$242K	\$221K	\$206K	\$206K	\$249K
Median Sales Price	\$225K	\$243K	\$270K	\$249K	\$219K	\$227K	\$250K	\$259K	\$258K	\$230K	\$214K	\$200K	\$247K
Med Sales Price as a % of Med Est Value	100%	113%	113%	110%	115%	105%	102%	100%	107%	104%	104%	97%	100%