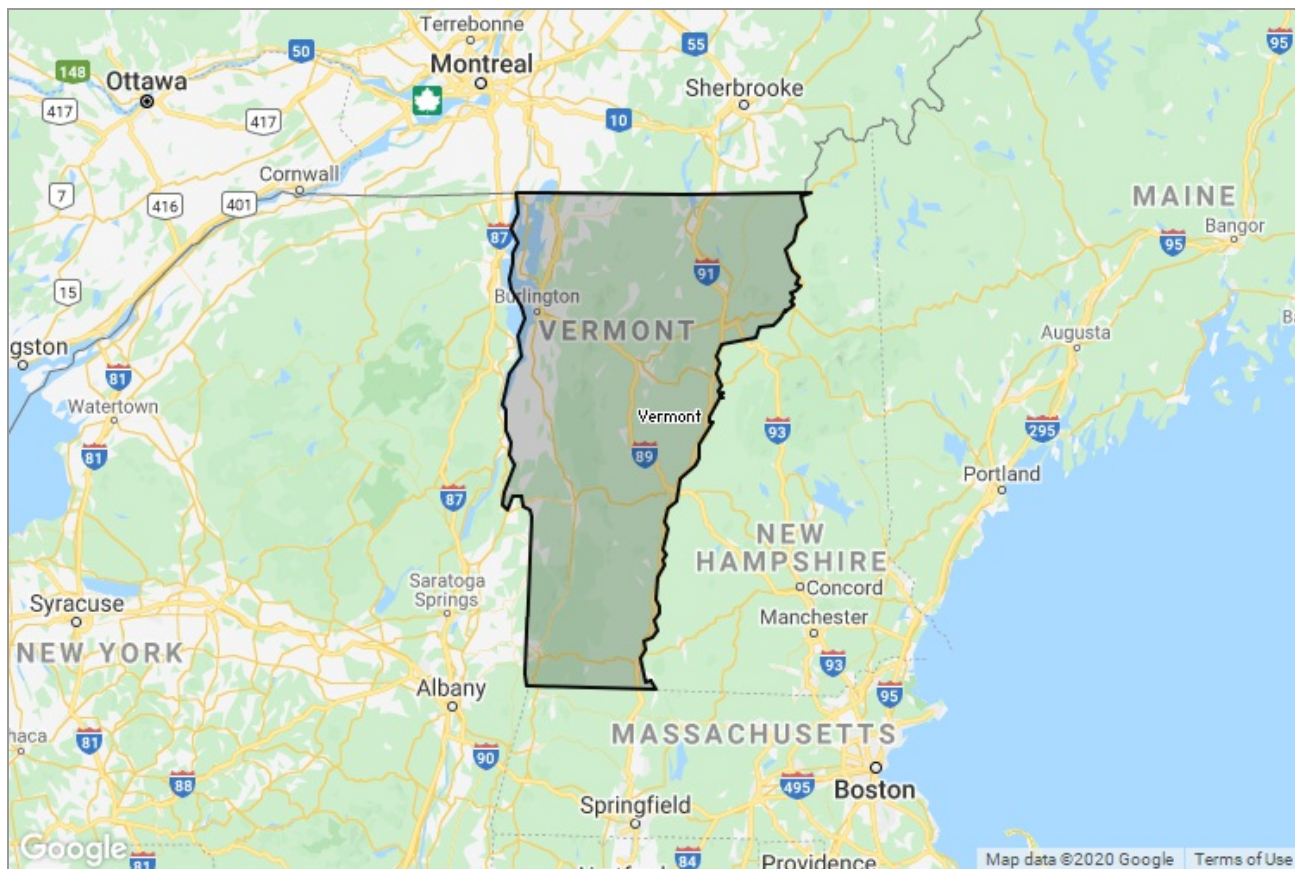




MARKET DATA REPORT

Vermont April Indicators Report



Report Characteristics

Report Name:

Vermont April Indicators Report

Report Date Range:

4/2019 – 4/2020

Filters Used:

Property Type, Location

Avg/Med: Both

Run Date: 05/15/2020

Scheduled: No

Presented by

Vermont Association of REALTORS®

Other: <http://www.vermontrealtors.com/>

148 State Street
Montpelier, VT 05602

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	448	900	-50.2%	2,240	2,805	-20.1%
New Listing Volume	\$159,491,293	\$284,288,036	-43.9%	\$764,354,587	\$881,726,221	-13.3%
Active Listing Count	2,946	4,381	-32.8%	N/A	N/A	
Active Listing Volume	\$1,259,890,253	\$1,663,537,304	-24.3%	N/A	N/A	
Average Listing Price	\$427,661	\$379,716	+12.6%	\$414,971	\$378,463	+9.6%
Median Listing Price	\$289,900	\$269,900	+7.4%	\$281,758	\$268,322	+5%
Median Days in RPR	174	200	-13%	175.02	194.26	-9.9%
Months of Inventory	6.3	9.5	-33.3%	7.9	10.7	-26.2%
Absorption Rate	15.78%	10.52%	+5.3%	12.72%	9.39%	+3.3%
Sales Activity Charts Metrics						
New Pending Sales Count	457	782	-41.6%	2,355	2,500	-5.8%
New Pending Sales Volume	\$133,122,688	\$222,007,839	-40%	\$674,022,683	\$700,749,638	-3.8%
Pending Sales Count	1,017	1,114	-8.7%	N/A	N/A	
Pending Sales Volume	\$301,959,261	\$336,143,845	-10.2%	N/A	N/A	
Closed Sales Count	371	533	-30.4%	1,657	1,665	-0.5%
Closed Sales Volume	\$113,181,866	\$140,312,620	-19.3%	\$463,176,629	\$432,055,990	+7.2%
Average Sales Price	\$305,072	\$263,251	+15.9%	\$279,527	\$259,493	+7.7%
Median Sales Price	\$268,000	\$220,000	+21.8%	\$232,886	\$217,066	+7.3%

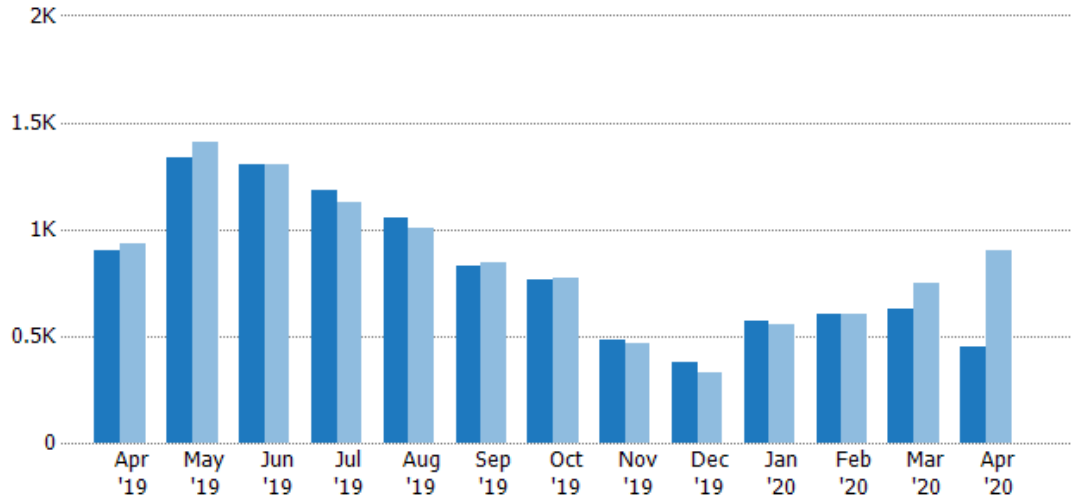
New Listings

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

Filters Used

State: VT
Property Type:
Condo/Townhouse/Apt, Single
Family Residence

Month/Year	Count	% Chg.
Apr '20	448	-50.2%
Apr '19	900	-3.3%
Apr '18	931	2%



Current Year	900	1.34K	1.3K	1.18K	1.05K	824	767	482	379	567	601	624	448
Prior Year	931	1.41K	1.3K	1.12K	1K	846	770	465	330	555	602	748	900
Percent Change from Prior Year	-3%	-5%	0%	5%	5%	-3%	0%	4%	15%	2%	0%	-17%	-50%

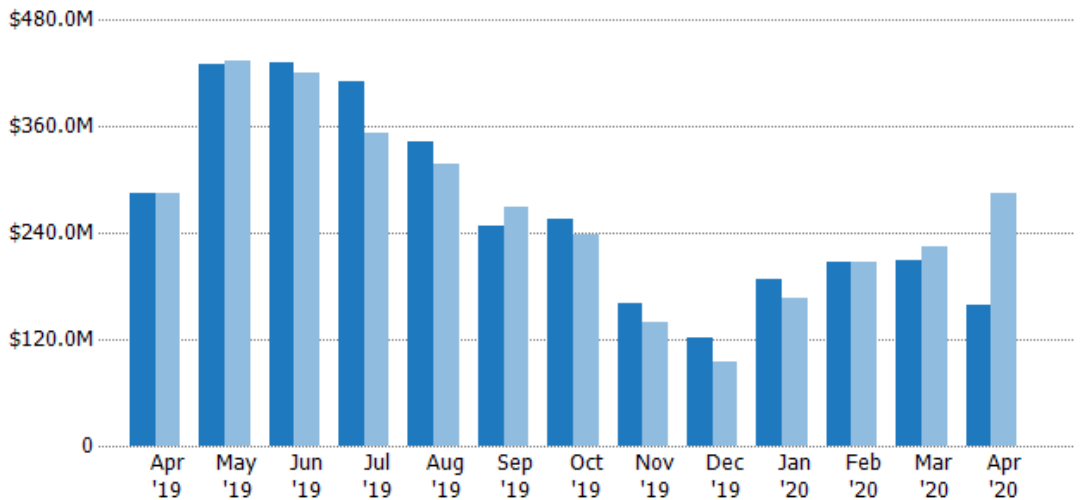
New Listing Volume

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

Filters Used

State: VT
Property Type:
Condo/Townhouse/Apt, Single
Family Residence

Month/Year	Volume	% Chg.
Apr '20	\$159M	-43.9%
Apr '19	\$284M	-0.1%
Apr '18	\$284M	0.5%



Current Year	\$284M	\$430M	\$432M	\$411M	\$343M	\$248M	\$256M	\$161M	\$122M	\$187M	\$208M	\$209M	\$159M
Prior Year	\$284M	\$434M	\$421M	\$354M	\$318M	\$269M	\$238M	\$139M	\$94M	\$167M	\$206M	\$224M	\$284M
Percent Change from Prior Year	0%	-1%	3%	16%	8%	-8%	8%	16%	30%	12%	1%	-6%	-44%

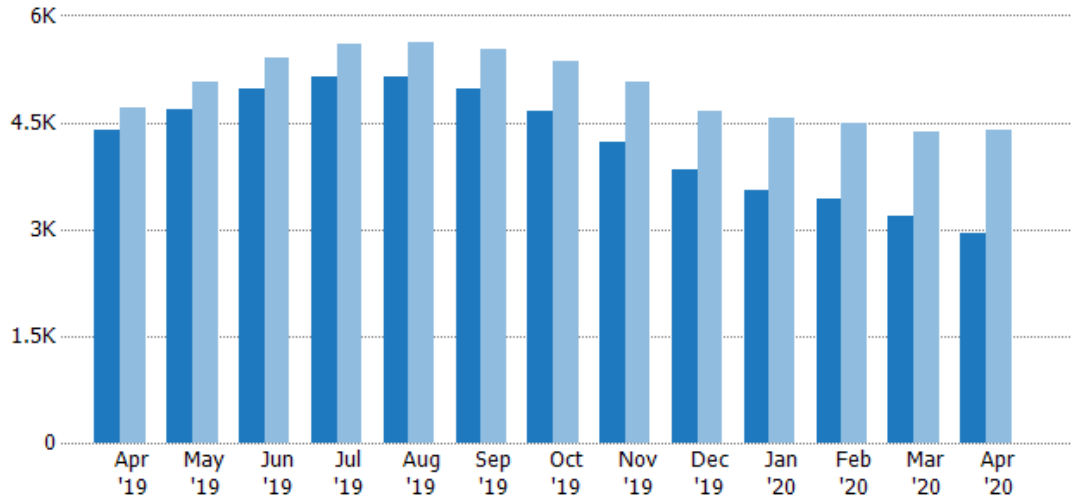
Active Listings

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

Filters Used

State: VT
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/Year	Count	% Chg.
Apr '20	2.95K	-32.8%
Apr '19	4.38K	-7.1%
Apr '18	4.72K	3.5%



Current Year	4.38K	4.69K	4.97K	5.13K	5.15K	4.97K	4.66K	4.22K	3.84K	3.54K	3.42K	3.18K	2.95K
Prior Year	4.72K	5.07K	5.41K	5.6K	5.61K	5.53K	5.37K	5.07K	4.67K	4.55K	4.5K	4.38K	4.38K
Percent Change from Prior Year	-7%	-8%	-8%	-8%	-8%	-10%	-13%	-17%	-18%	-22%	-24%	-27%	-33%

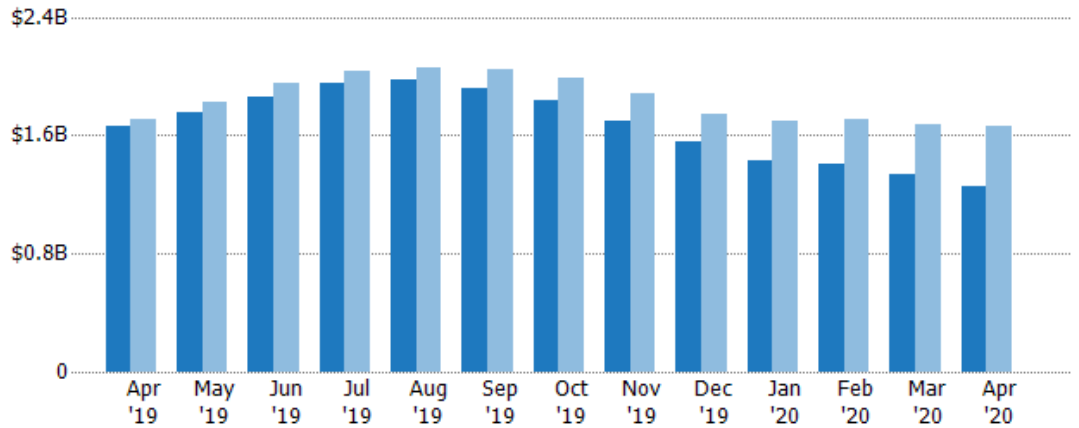
Active Listing Volume

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

Filters Used

State: VT
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/Year	Volume	% Chg.
Apr '20	\$1.26B	-24.3%
Apr '19	\$1.66B	-2.5%
Apr '18	\$1.71B	-0.4%



Current Year	\$1.66B	\$1.76B	\$1.86B	\$1.96B	\$1.97B	\$1.92B	\$1.83B	\$1.7B	\$1.55B	\$1.43B	\$1.41B	\$1.34B	\$1.26B
Prior Year	\$1.71B	\$1.82B	\$1.95B	\$2.03B	\$2.06B	\$2.05B	\$1.99B	\$1.89B	\$1.74B	\$1.7B	\$1.71B	\$1.67B	\$1.66B
Percent Change from Prior Year	-2%	-4%	-5%	-4%	-4%	-6%	-8%	-10%	-11%	-16%	-18%	-20%	-24%

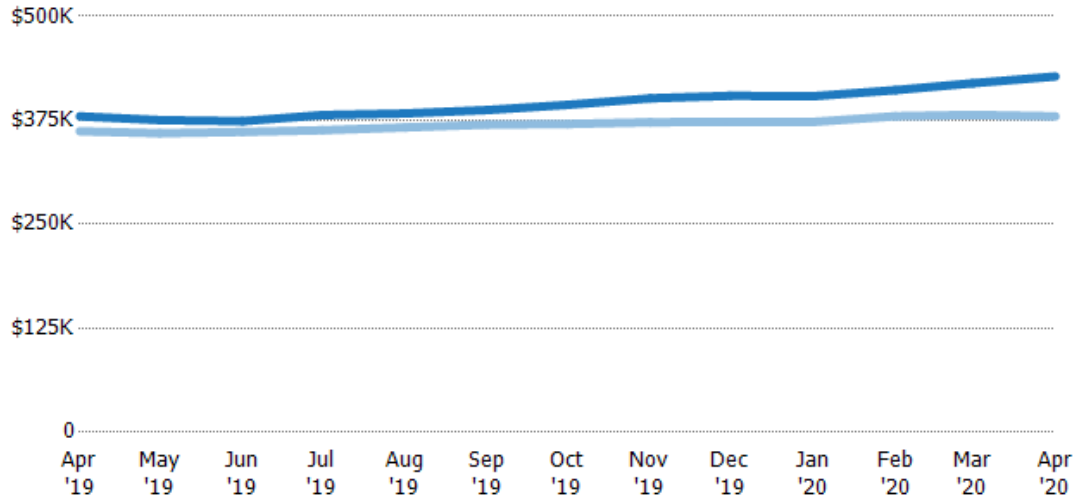
Average Listing Price

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

Filters Used

State: VT
Property Type:
Condo/Townhouse/Apt, Single
Family Residence

Month/Year	Price	% Chg.
Apr '20	\$428K	12.6%
Apr '19	\$380K	5%
Apr '18	\$362K	-3.7%



Current Year	\$380K	\$375K	\$374K	\$381K	\$383K	\$387K	\$394K	\$401K	\$404K	\$404K	\$411K	\$420K	\$428K
Prior Year	\$362K	\$359K	\$361K	\$363K	\$366K	\$370K	\$371K	\$373K	\$373K	\$373K	\$380K	\$381K	\$380K
Percent Change from Prior Year	5%	4%	4%	5%	5%	5%	6%	8%	8%	8%	8%	10%	13%

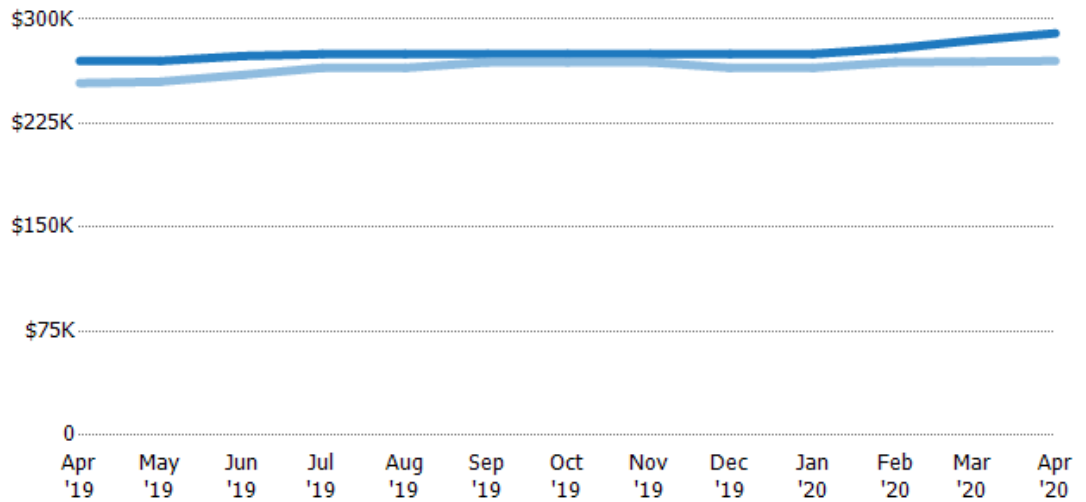
Median Listing Price

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

Filters Used

State: VT
Property Type:
Condo/Townhouse/Apt, Single
Family Residence

Month/Year	Price	% Chg.
Apr '20	\$290K	7.4%
Apr '19	\$270K	6.3%
Apr '18	\$254K	-5.6%



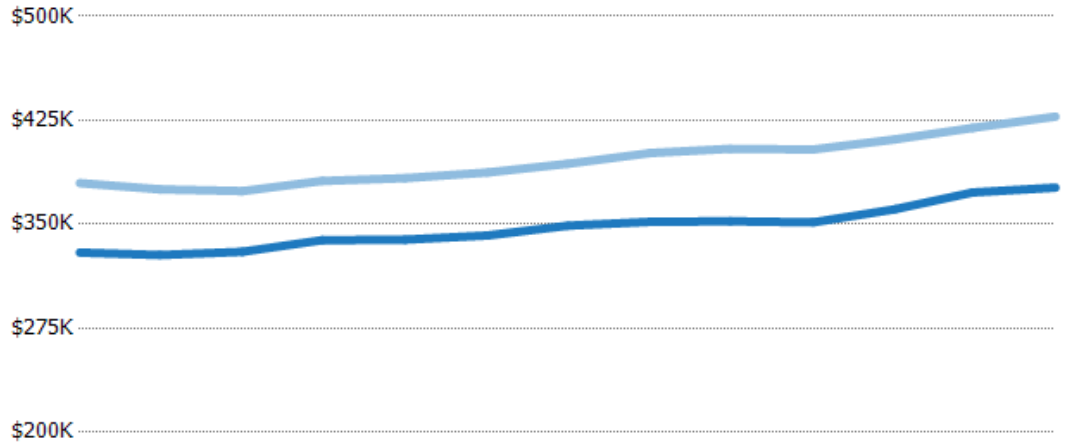
Current Year	\$270K	\$270K	\$274K	\$275K	\$275K	\$275K	\$275K	\$275K	\$275K	\$275K	\$279K	\$285K	\$290K
Prior Year	\$254K	\$255K	\$260K	\$265K	\$265K	\$269K	\$269K	\$269K	\$265K	\$265K	\$269K	\$270K	\$270K
Percent Change from Prior Year	6%	6%	5%	4%	4%	2%	2%	2%	4%	4%	4%	6%	7%

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

State: VT
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



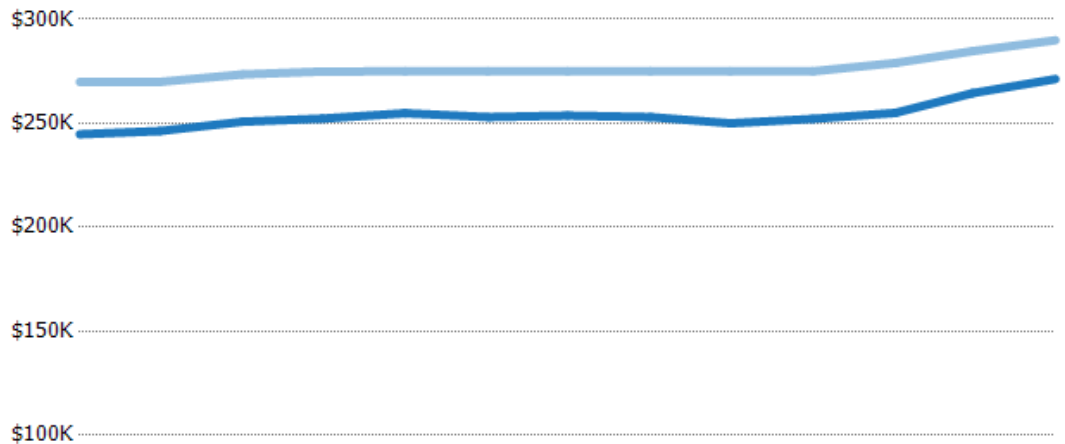
	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Avg Est Value	\$330K	\$328K	\$330K	\$339K	\$339K	\$342K	\$349K	\$352K	\$352K	\$351K	\$361K	\$373K	\$376K
Avg Listing Price	\$380K	\$375K	\$374K	\$381K	\$383K	\$387K	\$394K	\$401K	\$404K	\$404K	\$411K	\$420K	\$428K
Avg Listing Price as a % of Avg Est Value	115%	114%	113%	113%	113%	113%	113%	114%	115%	115%	114%	112%	114%

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

State: VT
 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	\$245K	\$246K	\$251K	\$252K	\$255K	\$253K	\$254K	\$253K	\$250K	\$252K	\$255K	\$265K	\$271K
Median Listing Price	\$270K	\$270K	\$274K	\$275K	\$275K	\$275K	\$275K	\$275K	\$275K	\$275K	\$279K	\$285K	\$290K
Med Listing Price as a % of Med Est Value	110%	110%	109%	109%	108%	109%	108%	109%	110%	109%	109%	108%	107%

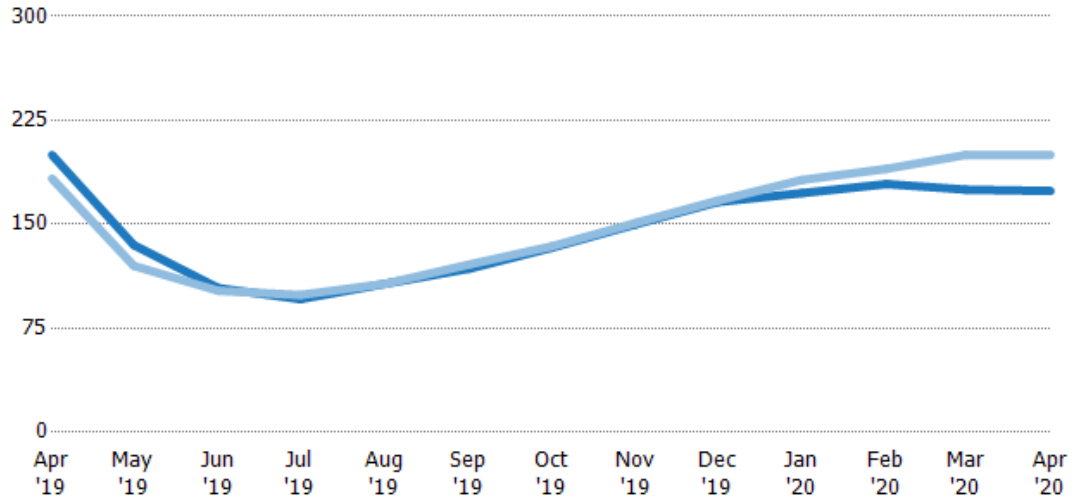
Median Days in RPR

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

State: VT
Property Type:
Condo/Townhouse/Apt, Single
Family Residence

Month/ Year	Days	% Chg.
Apr '20	174	-13%
Apr '19	200	9.3%
Apr '18	183	0.5%



Current Year	200	135	104	96	107	118	133	150	166	173	179	175	174
Prior Year	183	120	102	99	107	121	134	151	167	182	190	200	200
Percent Change from Prior Year	9%	13%	2%	-3%	0%	-2%	-1%	-1%	-1%	-5%	-6%	-13%	-13%

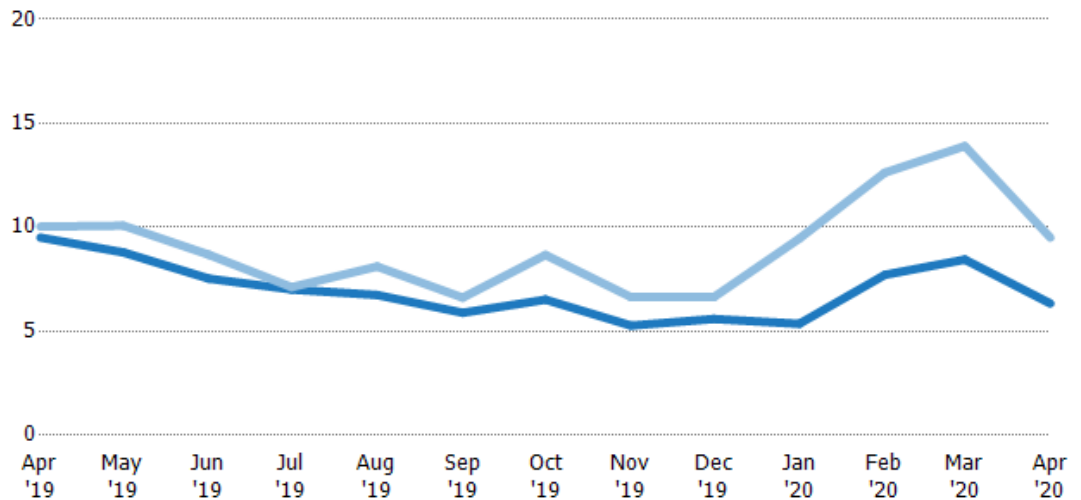
Months of Inventory

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

Filters Used

State: VT
Property Type:
Condo/Townhouse/Apt, Single
Family Residence

Month/ Year	Months	% Chg.
Apr '20	6.34	-33.3%
Apr '19	9.5	-5.3%
Apr '18	10	3.9%



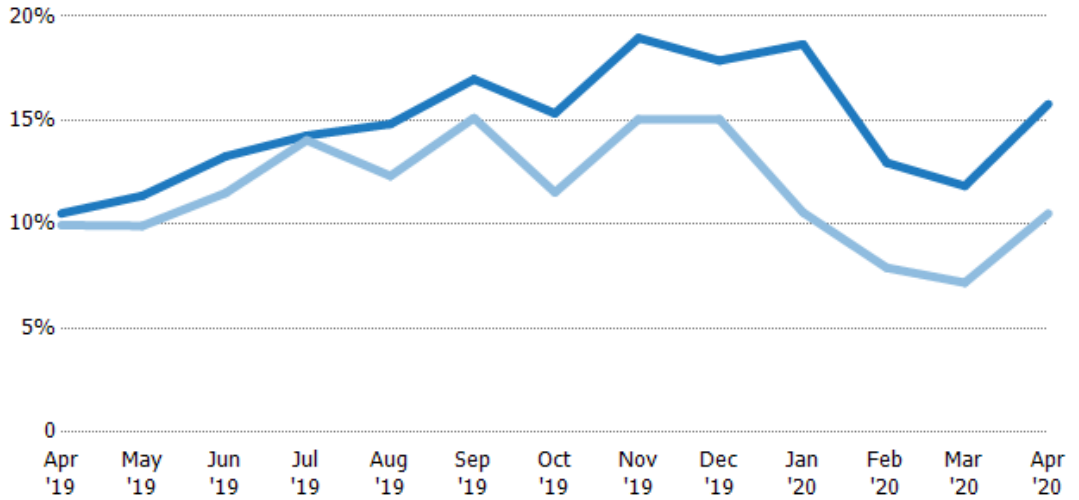
Current Year	9.5	8.79	7.53	7.01	6.74	5.89	6.52	5.27	5.59	5.36	7.71	8.45	6.34
Prior Year	10	10.1	8.68	7.12	8.11	6.62	8.67	6.64	6.64	9.46	12.6	13.9	9.5
Percent Change from Prior Year	-5%	-13%	-13%	-2%	-17%	-11%	-25%	-21%	-16%	-43%	-39%	-39%	-33%

Absorption Rate

The percentage of inventory sold per month.

Filters Used

State: VT
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



Month/ Year	Rate	Chg.
Apr '20	16%	-5.3%
Apr '19	11%	-0.6%
Apr '18	10%	-3.7%

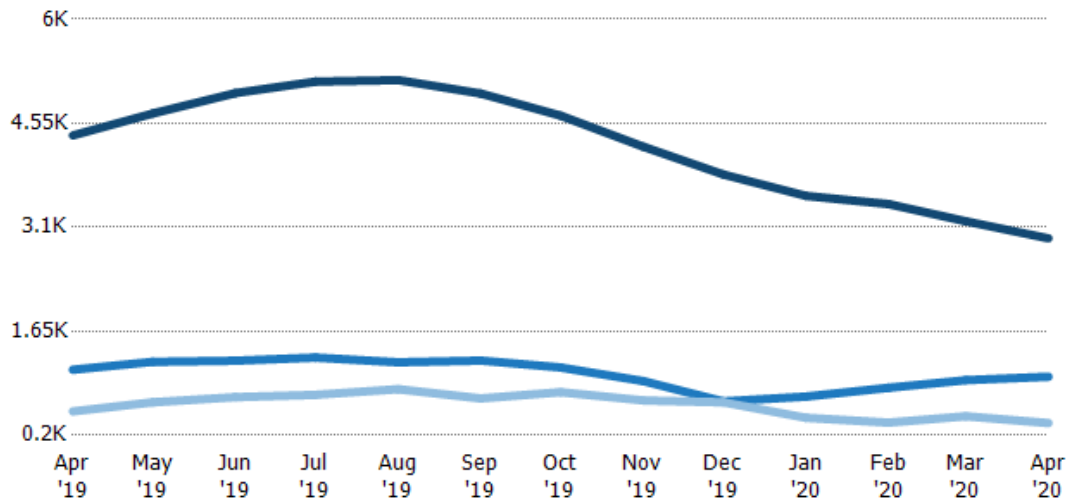
	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Current Year	11%	11%	13%	14%	15%	17%	15%	19%	18%	19%	13%	12%	16%
Prior Year	10%	10%	12%	14%	12%	15%	12%	15%	15%	11%	8%	7%	11%
Change from Prior Year	-1%	-1%	-2%	0%	-3%	-2%	-4%	-4%	-3%	-8%	-5%	-5%	-5%

Active/Pending/Sold Units

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

Filters Used

State: VT
 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	4.38K	4.69K	4.97K	5.13K	5.15K	4.97K	4.66K	4.22K	3.84K	3.54K	3.42K	3.18K	2.95K
Pending	1.11K	1.22K	1.24K	1.28K	1.22K	1.24K	1.15K	956	672	739	862	968	1.02K
Sold	533	660	732	764	843	714	801	686	660	444	377	465	371

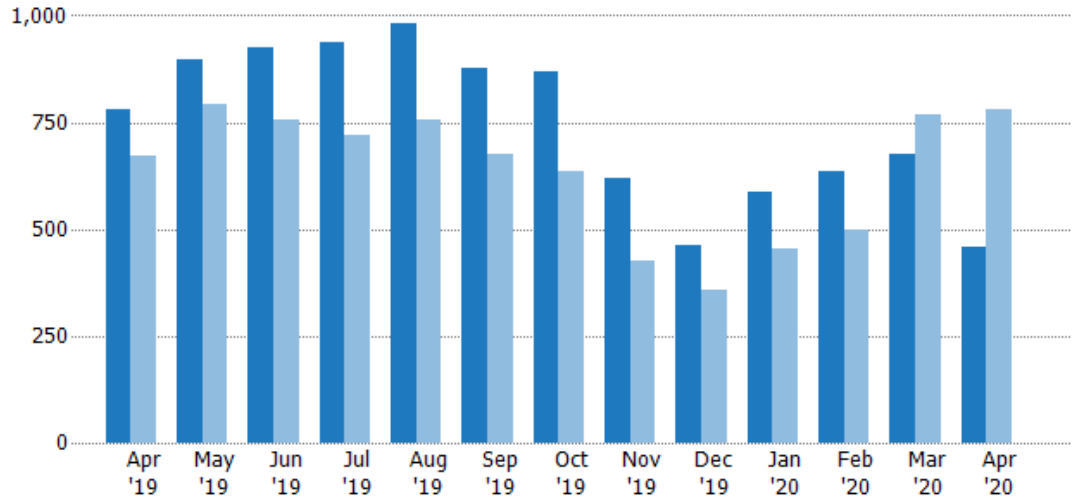
New Pending Sales

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

Filters Used

State: VT
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/Year	Count	% Chg.
Apr '20	457	-41.6%
Apr '19	782	16.7%
Apr '18	670	-12.7%



	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	782	896	927	936	983	878	868	621	461	586	637	675	457
Prior Year	670	793	757	719	758	677	636	427	356	454	497	767	782
Percent Change from Prior Year	17%	13%	22%	30%	30%	30%	36%	45%	29%	29%	28%	-12%	-42%

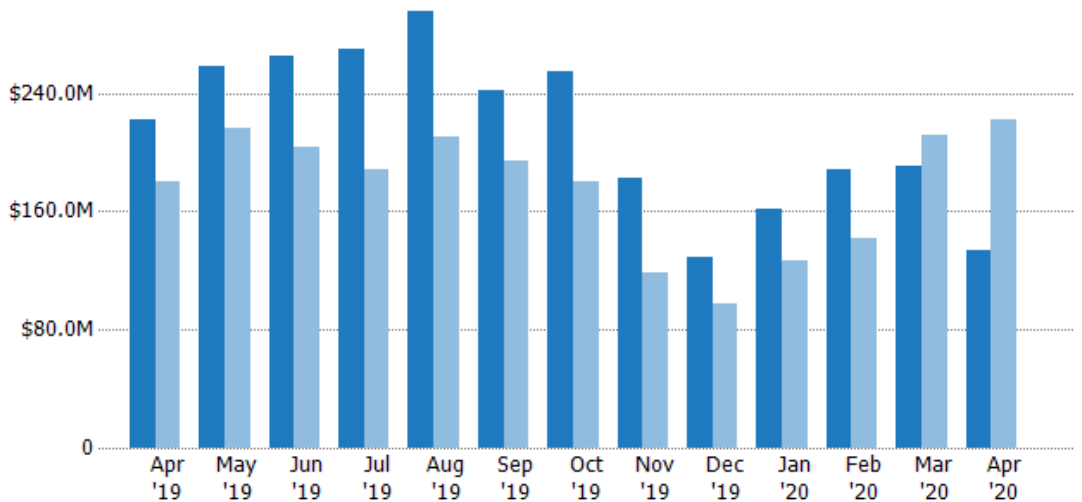
New Pending Sales Volume

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

Filters Used

State: VT
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/Year	Volume	% Chg.
Apr '20	\$133M	-40%
Apr '19	\$222M	23.4%
Apr '18	\$180M	-15.6%



	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	\$222M	\$258M	\$266M	\$269M	\$295M	\$242M	\$254M	\$183M	\$129M	\$162M	\$188M	\$191M	\$133M
Prior Year	\$180M	\$217M	\$204M	\$189M	\$210M	\$194M	\$180M	\$118M	\$98M	\$126M	\$141M	\$211M	\$222M
Percent Change from Prior Year	23%	19%	30%	43%	40%	25%	41%	55%	32%	28%	33%	-9%	-40%

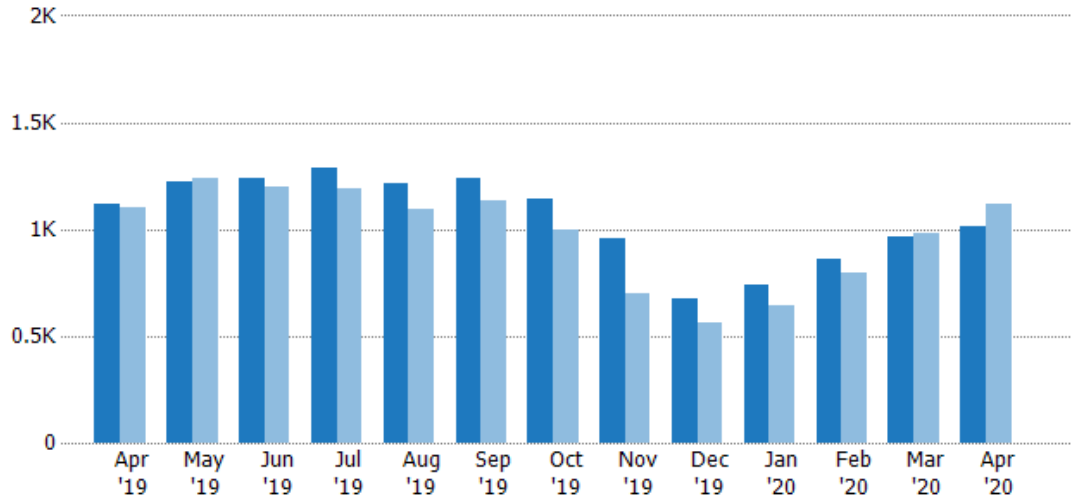
Pending Sales

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

Filters Used

State: VT
Property Type:
Condo/Townhouse/Apt, Single
Family Residence

Month/Year	Count	% Chg.
Apr '20	1.02K	-8.7%
Apr '19	1.11K	1.2%
Apr '18	1.1K	-0.6%



	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	1.11K	1.22K	1.24K	1.28K	1.22K	1.24K	1.15K	956	672	739	862	968	1.02K
Prior Year	1.1K	1.24K	1.2K	1.19K	1.1K	1.14K	993	699	559	641	792	984	1.11K
Percent Change from Prior Year	1%	-1%	4%	8%	11%	9%	15%	37%	20%	15%	9%	-2%	-9%

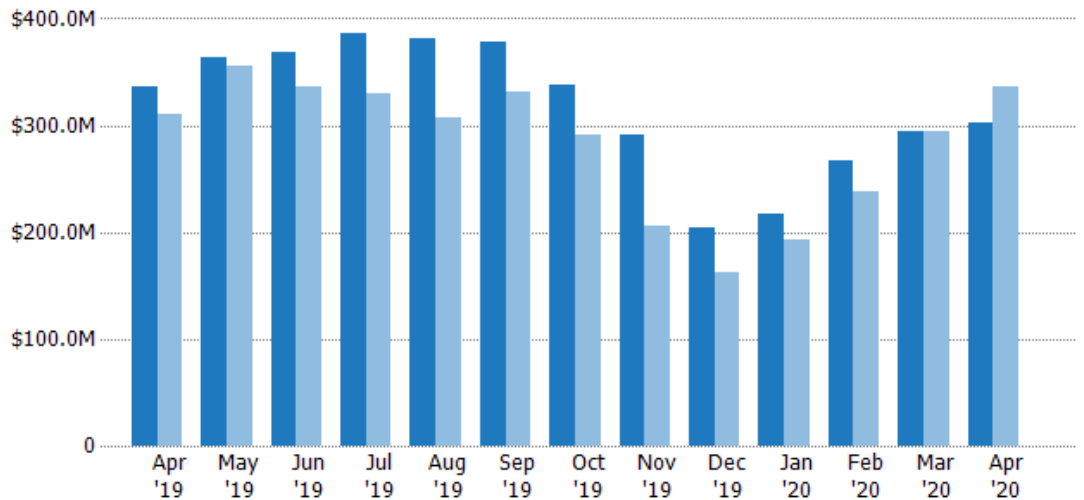
Pending Sales Volume

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

Filters Used

State: VT
Property Type:
Condo/Townhouse/Apt, Single
Family Residence

Month/Year	Volume	% Chg.
Apr '20	\$302M	-10.2%
Apr '19	\$336M	8.4%
Apr '18	\$310M	-1.1%



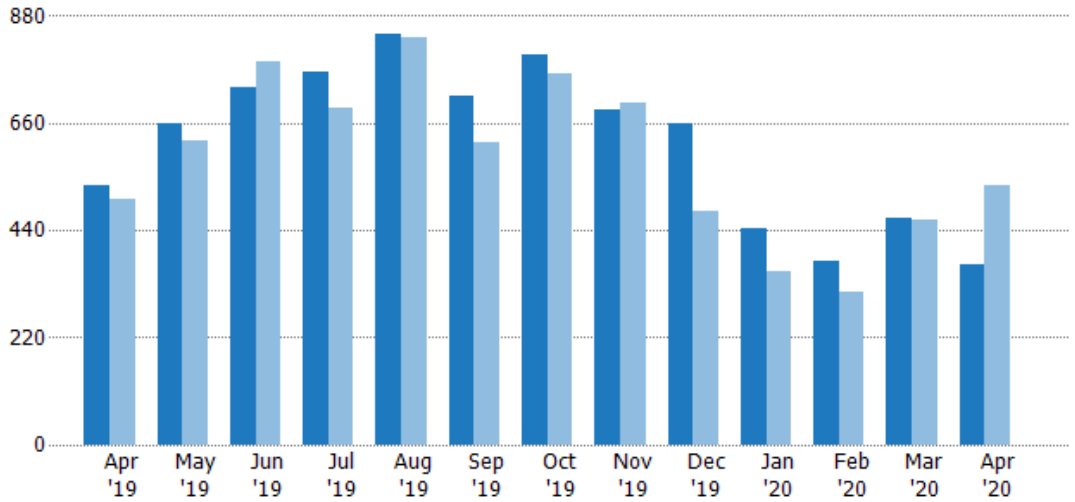
	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Current Year	\$336M	\$363M	\$368M	\$386M	\$381M	\$379M	\$339M	\$291M	\$204M	\$218M	\$267M	\$294M	\$302M
Prior Year	\$310M	\$355M	\$336M	\$330M	\$308M	\$331M	\$291M	\$206M	\$163M	\$194M	\$237M	\$294M	\$336M
Percent Change from Prior Year	8%	2%	10%	17%	24%	14%	16%	42%	25%	12%	12%	0	-10%

Closed Sales

The total number of residential properties sold each month.

Filters Used

State: VT
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



Month/Year	Count	% Chg.
Apr '20	371	-30.4%
Apr '19	533	6%
Apr '18	503	-15.5%

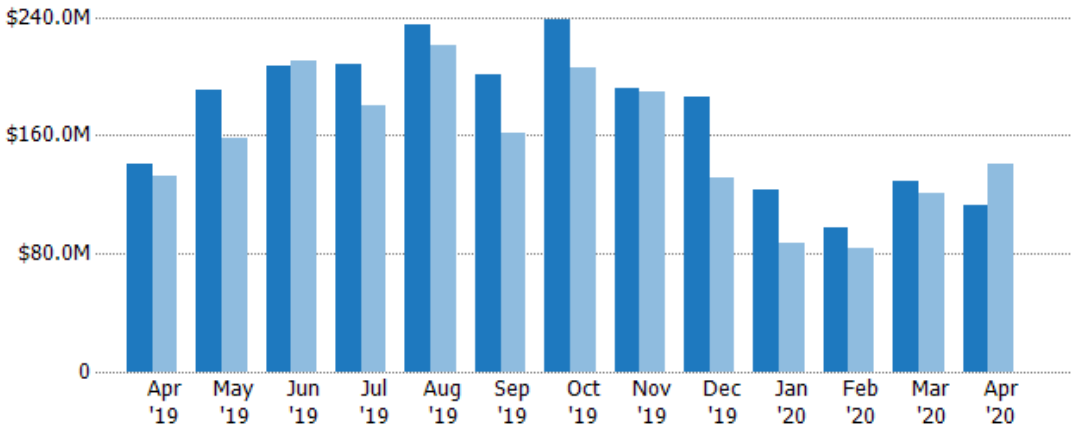
Current Year	533	660	732	764	843	714	801	686	660	444	377	465	371
Prior Year	503	623	786	692	836	619	763	703	481	356	315	461	533
Percent Change from Prior Year	6%	6%	-7%	10%	1%	15%	5%	-2%	37%	25%	20%	1%	-30%

Closed Sales Volume

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

Filters Used

State: VT
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



Month/Year	Volume	% Chg.
Apr '20	\$113M	-19.3%
Apr '19	\$140M	5.5%
Apr '18	\$133M	-25.6%

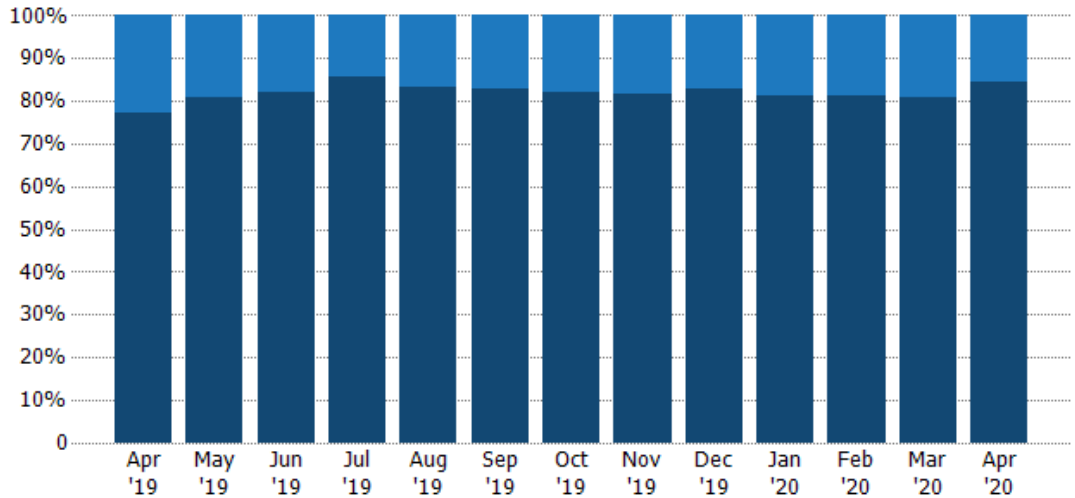
Current Year	\$140M	\$191M	\$207M	\$208M	\$235M	\$201M	\$238M	\$192M	\$187M	\$123M	\$97.9M	\$129M	\$113M
Prior Year	\$133M	\$158M	\$211M	\$180M	\$221M	\$161M	\$206M	\$189M	\$131M	\$86.9M	\$83.8M	\$121M	\$140M
Percent Change from Prior Year	6%	21%	-2%	15%	6%	25%	16%	1%	43%	41%	17%	7%	-19%

Closed Sales by Property Type

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

Filters Used

State: VT
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



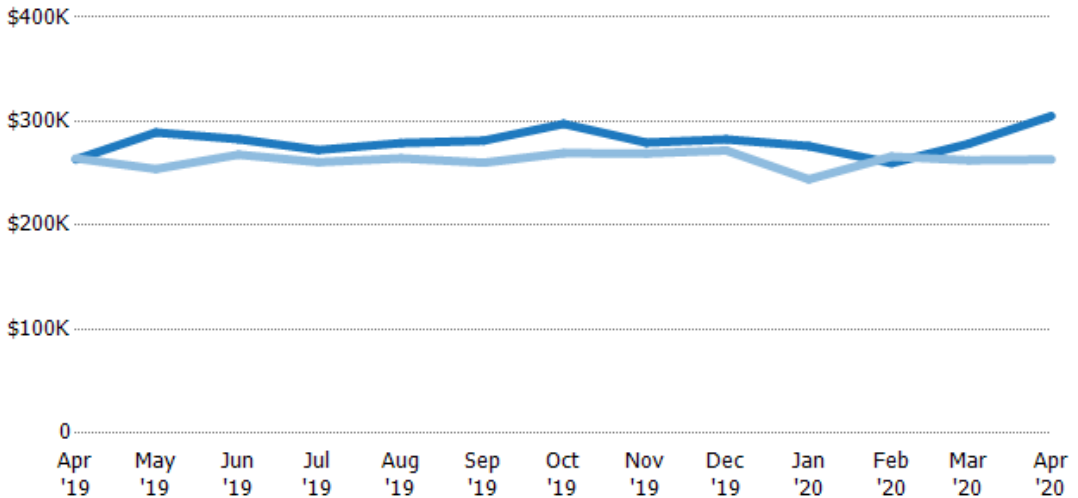
Property Type	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20
Condo/Townhouse	23%	19%	18%	14%	17%	17%	18%	19%	17%	19%	19%	19%	16%
Single Family Residence	77%	81%	82%	86%	83%	83%	82%	81%	83%	81%	81%	81%	84%

Average Sales Price

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

Filters Used

State: VT
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



Month/Year	Price	% Chg.
Apr '20	\$305K	15.9%
Apr '19	\$263K	-0.4%
Apr '18	\$264K	-11.9%

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	\$263K	\$289K	\$283K	\$272K	\$279K	\$281K	\$297K	\$279K	\$283K	\$276K	\$260K	\$278K	\$305K
Prior Year	\$264K	\$254K	\$268K	\$261K	\$264K	\$260K	\$269K	\$269K	\$272K	\$244K	\$266K	\$262K	\$263K
Percent Change from Prior Year	0%	14%	6%	4%	6%	8%	10%	4%	4%	13%	-2%	6%	16%

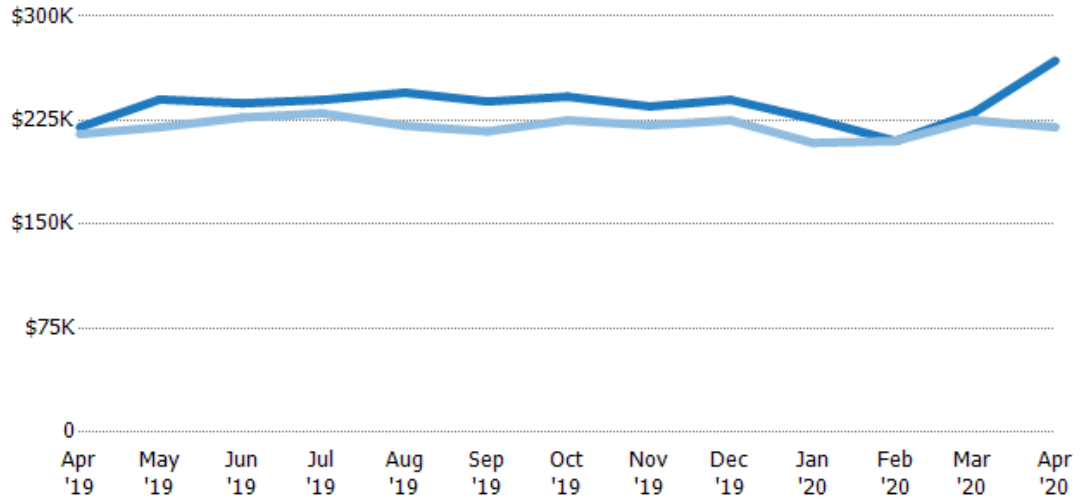
Median Sales Price

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

Filters Used

State: VT
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/ Year	Price	% Chg.
Apr '20	\$268K	21.8%
Apr '19	\$220K	2.3%
Apr '18	\$215K	-7%



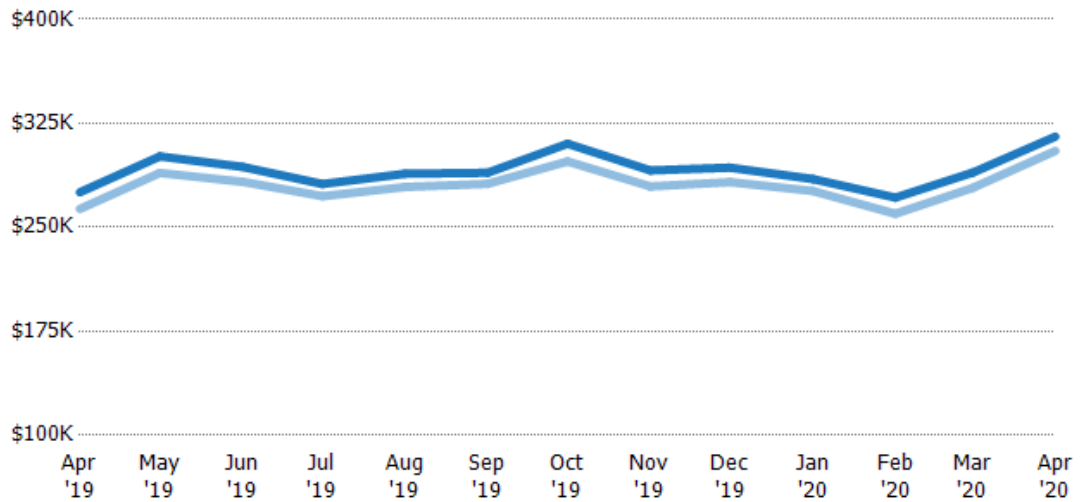
Current Year	\$220K	\$240K	\$237K	\$240K	\$245K	\$239K	\$242K	\$235K	\$240K	\$226K	\$210K	\$230K	\$268K
Prior Year	\$215K	\$220K	\$227K	\$230K	\$221K	\$217K	\$225K	\$221K	\$225K	\$209K	\$210K	\$225K	\$220K
Percent Change from Prior Year	2%	9%	5%	4%	11%	10%	8%	6%	7%	8%	0%	2%	22%

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

State: VT
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



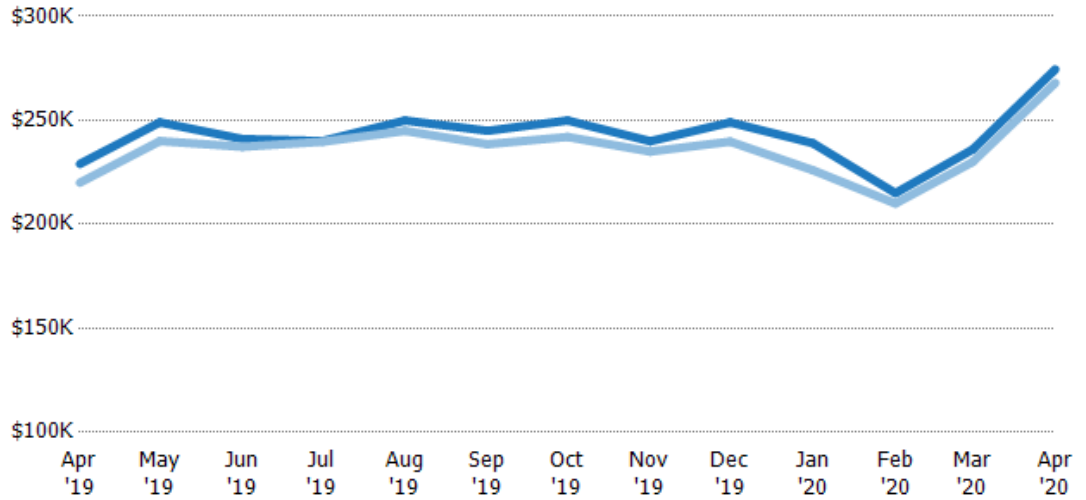
Avg List Price	\$275K	\$301K	\$294K	\$281K	\$289K	\$289K	\$310K	\$291K	\$293K	\$285K	\$271K	\$289K	\$315K
Avg Sales Price	\$263K	\$289K	\$283K	\$272K	\$279K	\$281K	\$297K	\$279K	\$283K	\$276K	\$260K	\$278K	\$305K
Avg Sales Price as a % of Avg List Price	96%	96%	96%	97%	97%	97%	96%	96%	96%	97%	96%	96%	97%

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

State: VT
Property Type:
Condo/Townhouse/Apt, Single
Family Residence

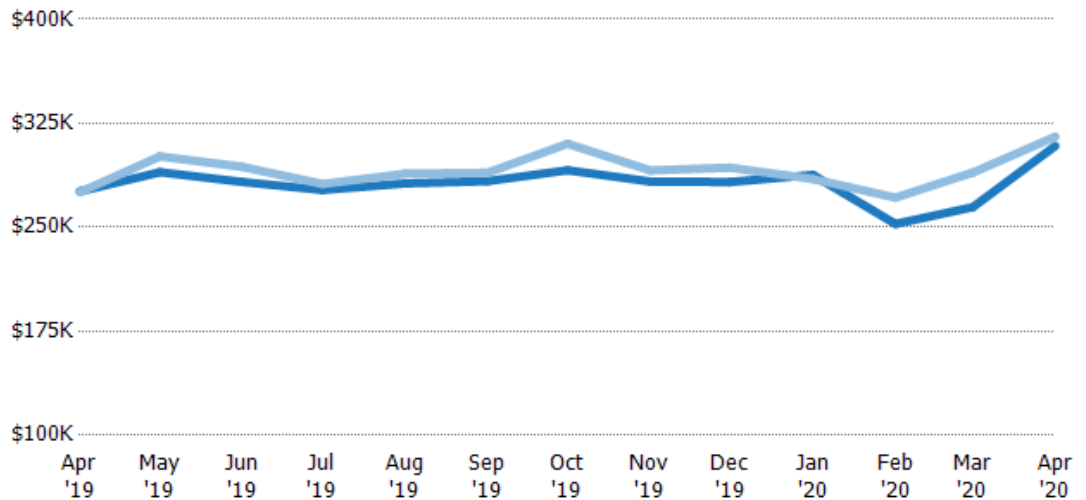


Average Sales Price vs Average Est Value

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

Filters Used

State: VT
Property Type:
Condo/Townhouse/Apt, Single
Family Residence

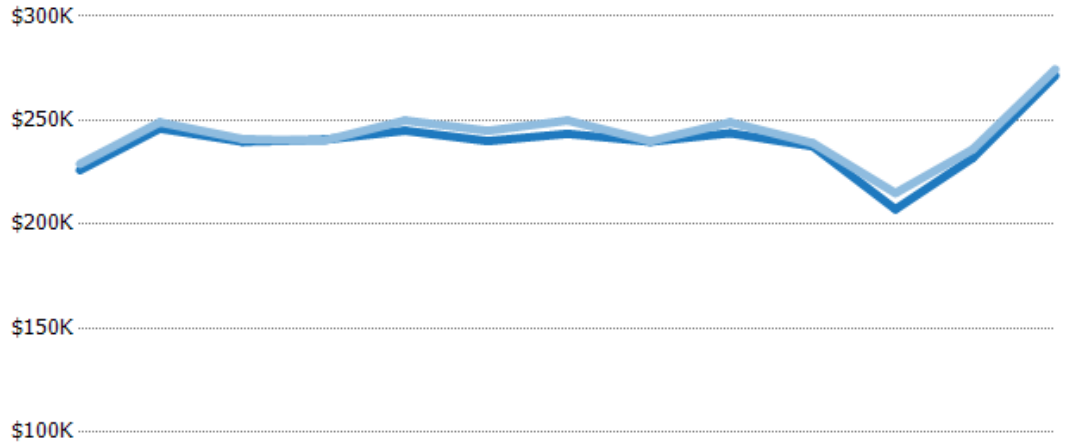


Median Sales Price vs Median Est Value

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

Filters Used

State: VT
 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	\$226K	\$246K	\$240K	\$241K	\$245K	\$240K	\$244K	\$240K	\$244K	\$238K	\$207K	\$232K	\$272K
Median Sales Price	\$229K	\$249K	\$241K	\$240K	\$250K	\$245K	\$250K	\$240K	\$249K	\$239K	\$215K	\$236K	\$275K
Med Sales Price as a % of Med Est Value	101%	101%	101%	100%	102%	102%	103%	100%	102%	101%	104%	102%	101%

Sales Activity by ZIP

Apr 2020

ZIP	Pendings (Month End)	Pending Volume (Month End)	Sales	Sales Volume	Avg Sales Price	Median Sales Price	Avg Sales Price per Sq Ft	Median Sales Price per Sq Ft	Median Days In RPR
05001	20	\$4,717,900	6	\$1,787,900	\$297,983	\$229,950	\$145	\$138	21
05031	2	\$1,749,000	1	\$665,000	\$665,000	\$665,000	\$192	\$192	1
05033	4	\$646,500	1	\$139,000	\$139,000	\$139,000	\$104	\$104	289
05035	1	\$595,000	1	\$235,000	\$235,000	\$235,000	\$165	\$165	14
05037	2	\$604,000	1	\$270,000	\$270,000	\$270,000	\$113	\$113	126
05043	1	\$375,000	1	\$333,000	\$333,000	\$333,000	\$185	\$185	37
05048	4	\$1,337,800	1	\$1,675,000	\$1,675,000	\$1,675,000	\$837	\$837	156
05051	5	\$1,110,900	2	\$504,000	\$252,000	\$252,000	\$111	\$111	132
05055	6	\$3,080,000	3	\$2,729,000	\$909,667	\$850,000	\$256	\$267	12
05056	3	\$988,800	3	\$819,000	\$273,000	\$299,000	\$117	\$132	129
05059	10	\$2,285,899	4	\$1,185,000	\$296,250	\$302,500	\$106	\$109	200
05060	4	\$793,500	2	\$338,000	\$169,000	\$169,000	\$134	\$134	7
05065	5	\$2,162,800	1	\$300,000	\$300,000	\$300,000	\$98	\$98	224
05067	1	\$250,000	1	\$970,000	\$970,000	\$970,000	\$354	\$354	456
05068	2	\$618,000	1	\$325,000	\$325,000	\$325,000	\$116	\$116	276
05070			2	\$732,500	\$366,250	\$366,250	\$209	\$209	154
05074			1	\$537,000	\$537,000	\$537,000	\$191	\$191	7
05075	3	\$2,225,000	1	\$450,000	\$450,000	\$450,000	\$115	\$115	26
05077	3	\$893,000	1	\$215,000	\$215,000	\$215,000	\$247	\$247	37
05079	1	\$179,000	1	\$259,000	\$259,000	\$259,000	\$161	\$161	118
05088	2	\$353,900	2	\$567,500	\$283,750	\$283,750	\$197	\$197	15
05091	8	\$3,344,000	2	\$1,183,000	\$591,500	\$591,500	\$208	\$208	18
05101	5	\$1,146,400	3	\$609,660	\$203,220	\$185,160	\$79	\$83	57
05143	5	\$2,213,000	2	\$244,500	\$122,250	\$122,250	\$53	\$53	162
05148	4	\$949,000	1	\$125,000	\$125,000	\$125,000	\$130	\$130	56
05149	1	\$209,000	1	\$307,500	\$307,500	\$307,500	\$246	\$246	97
05155	5	\$2,227,000	1	\$515,000	\$515,000	\$515,000	\$167	\$167	283
05156	7	\$1,196,500	4	\$625,500	\$156,375	\$130,250	\$72	\$73	64
05161			1	\$419,500	\$419,500	\$419,500	\$163	\$163	19
05201	19	\$3,132,600	7	\$1,419,500	\$202,786	\$179,500	\$112	\$121	117
05250	5	\$1,179,900	3	\$735,500	\$245,167	\$240,000	\$135	\$145	106
05251	2	\$1,074,000	3	\$992,000	\$330,667	\$337,500	\$183	\$203	82
05254	1	\$699,000	1	\$725,000	\$725,000	\$725,000	\$79	\$79	118
05255	7	\$2,488,000	5	\$1,609,500	\$321,900	\$305,000	\$158	\$161	183
05257	1	\$225,000	3	\$621,000	\$207,000	\$190,000	\$138	\$138	17
05261	4	\$988,900	1	\$215,000	\$215,000	\$215,000	\$119	\$119	8
05262	7	\$1,721,900	1	\$339,000	\$339,000	\$339,000	\$115	\$115	3
05301	12	\$2,982,800	5	\$1,693,500	\$338,700	\$350,000	\$182	\$188	161

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Sales Activity by ZIP

Apr 2020

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ZIP	Pendings (Month End)	Pending Volume (Month End)	Sales	Sales Volume	Avg Sales Price	Median Sales Price	Avg Sales Price per Sq Ft	Median Sales Price per Sq Ft	Median Days In RPR
05340	8	\$2,763,500	1	\$620,000	\$620,000	\$620,000	\$154	\$154	481
05345	6	\$1,410,800	2	\$590,500	\$295,250	\$295,250	\$91	\$91	272
05353	4	\$1,102,900	1	\$228,000	\$228,000	\$228,000	\$158	\$158	40
05354	5	\$898,350	1	\$152,000	\$152,000	\$152,000	\$144	\$144	113
05356	14	\$3,192,100	7	\$1,997,600	\$285,371	\$247,500	\$140	\$134	65
05359	2	\$390,000	1	\$425,000	\$425,000	\$425,000	\$180	\$180	11
05360	3	\$3,135,000	3	\$1,763,000	\$587,667	\$247,500	\$210	\$176	53
05361	5	\$1,073,800	1	\$240,000	\$240,000	\$240,000	\$183	\$183	285
05363	8	\$3,617,800	8	\$1,927,000	\$240,875	\$215,000	\$115	\$111	194
05401	5	\$1,818,800	2	\$857,000	\$428,500	\$428,500	\$318	\$318	2
05403	51	\$20,435,599	13	\$5,390,771	\$414,675	\$482,000	\$193	\$188	19
05404	7	\$1,943,100	2	\$500,000	\$250,000	\$250,000	\$195	\$195	4
05408	16	\$5,428,500	6	\$1,585,000	\$264,167	\$253,500	\$198	\$184	7
05440	4	\$898,300	1	\$93,500	\$93,500	\$93,500	\$146	\$146	166
05443	3	\$374,900	2	\$502,500	\$251,250	\$251,250	\$160	\$160	8
05444	3	\$558,900	1	\$310,000	\$310,000	\$310,000	\$101	\$101	3
05445	9	\$4,965,800	1	\$510,000	\$510,000	\$510,000	\$192	\$192	130
05446	34	\$11,904,866	18	\$6,265,793	\$348,100	\$339,250	\$179	\$185	31
05450	4	\$752,000	1	\$299,900	\$299,900	\$299,900	\$112	\$112	675
05452	24	\$7,488,389	15	\$4,499,905	\$299,994	\$355,000	\$182	\$181	6
05454	15	\$4,309,890	7	\$2,155,303	\$307,900	\$289,000	\$160	\$166	146
05455	1	\$450,000	2	\$353,000	\$176,500	\$176,500	\$138	\$138	211
05458	4	\$932,400	2	\$483,306	\$241,653	\$241,653	\$186	\$186	194
05461	8	\$3,556,700	1	\$445,000	\$445,000	\$445,000	\$261	\$261	3
05464	8	\$1,919,000	3	\$556,500	\$185,500	\$167,500	\$155	\$114	144
05465	5	\$2,178,650	4	\$1,670,761	\$417,690	\$442,881	\$172	\$180	3
05468	22	\$6,236,024	5	\$1,447,500	\$289,500	\$295,000	\$173	\$169	3
05476	5	\$821,400	2	\$274,500	\$137,250	\$137,250	\$73	\$73	111
05477	5	\$1,311,200	1	\$35,000	\$35,000	\$35,000	\$93	\$93	104
05478	25	\$6,688,425	18	\$4,438,575	\$246,588	\$245,000	\$141	\$147	27
05482	6	\$5,888,000	2	\$1,205,000	\$602,500	\$602,500	\$182	\$182	3
05487	1	\$289,000	3	\$1,357,000	\$452,333	\$370,000	\$182	\$185	150
05488	15	\$3,940,357	6	\$1,431,300	\$238,550	\$248,700	\$170	\$167	66
05491	5	\$1,751,700	2	\$484,000	\$242,000	\$242,000	\$105	\$105	124
05492	1	\$279,000	1	\$60,000	\$60,000	\$60,000	\$33	\$33	300
05494	4	\$1,573,900	2	\$720,000	\$360,000	\$360,000	\$129	\$129	104
05495	12	\$5,021,700	7	\$2,807,900	\$401,129	\$322,500	\$209	\$217	10

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Sales Activity by ZIP

Apr 2020

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ZIP	Pendings (Month End)	Pending Volume (Month End)	Sales	Sales Volume	Avg Sales Price	Median Sales Price	Avg Sales Price per Sq Ft	Median Sales Price per Sq Ft	Median Days In RPR
05602	7	\$2,140,500	2	\$520,000	\$260,000	\$260,000	\$121	\$121	147
05641	29	\$6,217,250	6	\$1,175,840	\$195,973	\$207,250	\$76	\$92	92
05647	3	\$1,242,000	1	\$237,100	\$237,100	\$237,100	\$114	\$114	15
05650			1	\$237,000	\$237,000	\$237,000	\$150	\$150	4
05651	1	\$339,000	1	\$390,000	\$390,000	\$390,000	\$188	\$188	30
05655	6	\$1,707,000	4	\$911,400	\$227,850	\$191,200	\$130	\$117	11
05656	4	\$791,300	1	\$285,000	\$285,000	\$285,000	\$107	\$107	208
05661	9	\$2,465,000	7	\$2,387,000	\$341,000	\$304,000	\$144	\$139	115
05663	12	\$2,978,600	1	\$229,000	\$229,000	\$229,000	\$101	\$101	43
05669			2	\$238,050	\$119,025	\$119,025	\$76	\$76	67
05672	16	\$10,670,700	6	\$5,708,000	\$951,333	\$1,012,500	\$286	\$240	144
05673	6	\$2,503,900	5	\$2,285,822	\$457,164	\$500,000	\$239	\$184	103
05674	2	\$1,019,000	10	\$4,240,500	\$424,050	\$370,000	\$237	\$209	49
05677	4	\$1,825,900	1	\$415,000	\$415,000	\$415,000	\$127	\$127	164
05679	5	\$1,103,400	1	\$250,000	\$250,000	\$250,000	\$143	\$143	937
05680	3	\$823,900	1	\$312,000	\$312,000	\$312,000	\$108	\$108	378
05701	30	\$6,352,300	13	\$1,892,300	\$145,562	\$150,000	\$91	\$79	37
05733	8	\$1,270,900	1	\$180,000	\$180,000	\$180,000	\$119	\$119	7
05739	3	\$537,000	4	\$608,000	\$152,000	\$143,500	\$115	\$121	257
05743			3	\$506,500	\$168,833	\$151,500	\$89	\$95	52
05751	6	\$1,446,900	3	\$710,000	\$236,667	\$250,000	\$124	\$95	188
05753	14	\$3,685,500	8	\$2,439,840	\$304,980	\$294,500	\$158	\$157	90
05758	1	\$324,000	1	\$360,000	\$360,000	\$360,000	\$149	\$149	254
05759	4	\$887,800	3	\$543,500	\$181,167	\$240,000	\$74	\$57	149
05763	3	\$463,900	3	\$912,000	\$304,000	\$373,000	\$100	\$99	12
05765	1	\$168,000	1	\$249,900	\$249,900	\$249,900	\$93	\$93	11
05767	4	\$1,492,000	3	\$1,252,000	\$417,333	\$275,000	\$182	\$148	229
05769	1	\$205,000	2	\$797,500	\$398,750	\$398,750	\$110	\$110	195
05772	2	\$337,000	1	\$115,000	\$115,000	\$115,000	\$108	\$108	282
05773	5	\$1,693,793	2	\$412,500	\$206,250	\$206,250	\$125	\$125	66
05774			1	\$182,000	\$182,000	\$182,000	\$76	\$76	684
05775	2	\$234,900	1	\$31,700	\$31,700	\$31,700	\$17	\$17	171
05777	3	\$585,000	3	\$320,000	\$106,667	\$95,000	\$67	\$75	194
05819	13	\$2,335,000	3	\$535,500	\$178,500	\$187,500	\$116	\$130	89
05821	2	\$184,000	1	\$263,000	\$263,000	\$263,000	\$202	\$202	374
05822	9	\$2,279,300	2	\$263,540	\$131,770	\$131,770	\$64	\$64	180
05824	1	\$189,900	1	\$93,500	\$93,500	\$93,500	\$119	\$119	118

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Sales Activity by ZIP

Apr 2020

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ZIP	Pendings (Month End)	Pending Volume (Month End)	Sales	Sales Volume	Avg Sales Price	Median Sales Price	Avg Sales Price per Sq Ft	Median Sales Price per Sq Ft	Median Days In RPR
05828	4	\$893,000	1	\$308,000	\$308,000	\$308,000	\$84	\$84	19
05830	3	\$693,400	1	\$215,000	\$215,000	\$215,000	\$97	\$97	7
05832	3	\$1,403,000	2	\$475,500	\$237,750	\$237,750	\$203	\$203	93
05836	1	\$99,000	2	\$206,500	\$103,250	\$103,250	\$152	\$152	31
05841	2	\$1,415,000	1	\$275,000	\$275,000	\$275,000	\$151	\$151	387
05843	1	\$159,000	1	\$151,900	\$151,900	\$151,900	\$116	\$116	121
05851	10	\$1,757,400	1	\$322,500	\$322,500	\$322,500	\$142	\$142	310
05855	13	\$1,911,619	4	\$412,000	\$103,000	\$102,200	\$96	\$91	23
05857	2	\$747,500	3	\$382,900	\$127,633	\$145,000	\$111	\$118	366
05859	2	\$404,900	2	\$350,900	\$175,450	\$175,450	\$81	\$81	154
05867	3	\$430,000	1	\$250,000	\$250,000	\$250,000	\$136	\$136	32
05871	2	\$578,000	1	\$145,500	\$145,500	\$145,500	\$127	\$127	932
05873	1	\$385,000	1	\$325,000	\$325,000	\$325,000	\$98	\$98	188
05874			1	\$169,000	\$169,000	\$169,000	\$144	\$144	135
05903	3	\$429,700	2	\$326,500	\$163,250	\$163,250	\$66	\$66	705
Other	2	\$469,900	1	\$278,000	\$278,000	\$278,000	\$126	\$126	466

Appendix

The metrics that are calculated by RPR® may show the same general trends as those published by other sources (i.e. MLS, Associations or vendors), but because of our processes and parcel-centric approach, some variation may occur. Data sources include MLS's, where licensed, and public records for more in-depth metrics on distressed properties.

Report Details

Report Name: Vermont April Indicators Report

Run Date: 05/15/2020

Scheduled: No

Report Date Range: From 4/2019 To: 4/2020

Information Included

- Include Cover Sheet
- Include Key Metric Summary *
- Include Metrics By
- Averages
- Medians
- Include Appendix

* The Key Metrics Table's YTD median calculations are calculated using a weighted average of the median values for each month that is included.

MLS Filter

MLS: All

Listing Filters

Property Types: Condo/Townhouse/Apt Single Family Residence

Sales Types: All

Price Range: None

Location Filters

State: Vermont

County: All

ZIP Code: All

Listing Activity Charts

- New Listings
- Active Listings
- Avg/Med Listing Price
- Avg/Med Listing Price per Sq Ft
- Avg/Med Listing Price vs Est Value
- Median Days in RPR
- Months of Inventory
- Absorption Rate

Sales Activity Charts

- Active/Pending/Sold
- New Pending Sales
- Pending Sales
- Closed Sales
- Avg/Med Sales Price
- Avg/Med Sales Price per Sq Ft
- Avg/Med Sales Price vs Listing Price
- Avg/Med Sales Price vs Est Value

Distressed Charts

- Distressed Listings
- Distressed Sales

Data Tables Using 4/2020 data

- Listing Activity by ZIP
- Listing Activity by Metro Area
- Sales Activity by ZIP
- Sales Activity by Metro Area