

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	Jun 2020	Jun 2019	+ / -	YTD 2020	YTD 2019	+ / -
Listing Activity Charts Metrics						
New Listing Count	42	28	+50%	137	168	-18.5%
New Listing Volume	\$10,654,099	\$5,065,300	+110.3%	\$29,614,798	\$29,431,389	+0.6%
Active Listing Count	87	143	-39.2%	N/A	N/A	
Active Listing Volume	\$20,273,199	\$29,566,900	-31.4%	N/A	N/A	
Average Listing Price	\$233,025	\$206,762	+12.7%	\$214,200	\$216,061	-0.9%
Median Listing Price	\$177,500	\$169,000	+5%	\$173,638	\$174,757	-0.6%
Median Days in RPR	132	104	+26.9%	131.5	110.53	+19%
Months of Inventory	6.7	11.9	-43.8%	6.8	10.7	-36.2%
Absorption Rate	14.94%	8.39%	+6.6%	14.68%	9.36%	+5.3%
Sales Activity Charts Metrics						
New Pending Sales Count	41	32	+28.1%	134	133	+0.8%
New Pending Sales Volume	\$8,224,200	\$6,168,400	+33.3%	\$24,532,270	\$24,870,789	-1.4%
Pending Sales Count	46	39	+17.9%	N/A	N/A	
Pending Sales Volume	\$10,613,000	\$7,869,400	+34.9%	N/A	N/A	
Closed Sales Count	26	26	+/-	95	86	+10.5%
Closed Sales Volume	\$4,182,001	\$4,928,210	-15.1%	\$15,640,301	\$14,179,734	+10.3%
Average Sales Price	\$160,846	\$189,547	-15.1%	\$164,635	\$164,881	-0.1%
Median Sales Price	\$156,000	\$171,250	-8.9%	\$152,289	\$150,722	+1%

New Listings

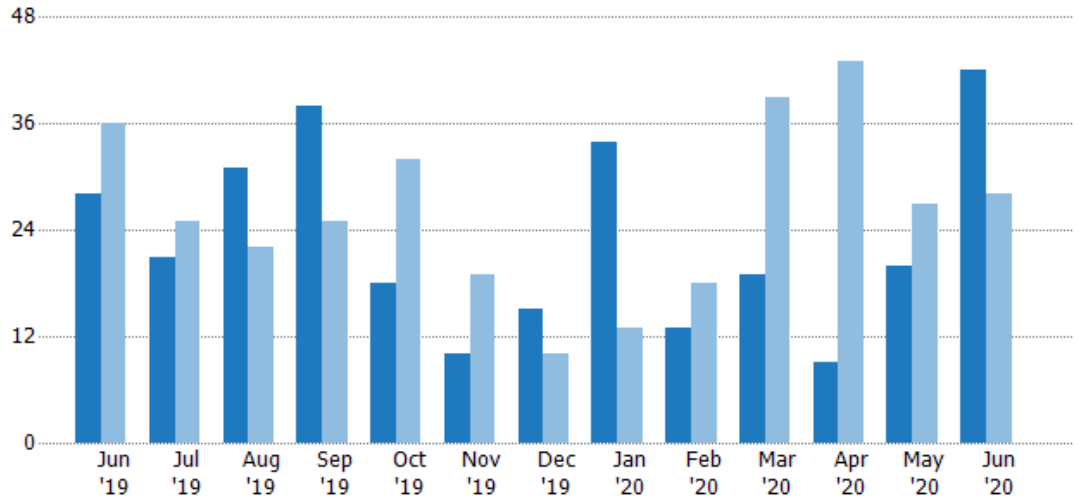
The number of new residential listings that were added each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Count	% Chg.
Jun '20	42	50%
Jun '19	28	-22.2%
Jun '18	36	5.6%



	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20
Current Year	28	21	31	38	18	10	15	34	13	19	9	20	42
Prior Year	36	25	22	25	32	19	10	13	18	39	43	27	28
Percent Change from Prior Year	-22%	-16%	41%	52%	-44%	-47%	50%	162%	-28%	-51%	-79%	-26%	50%

New Listing Volume

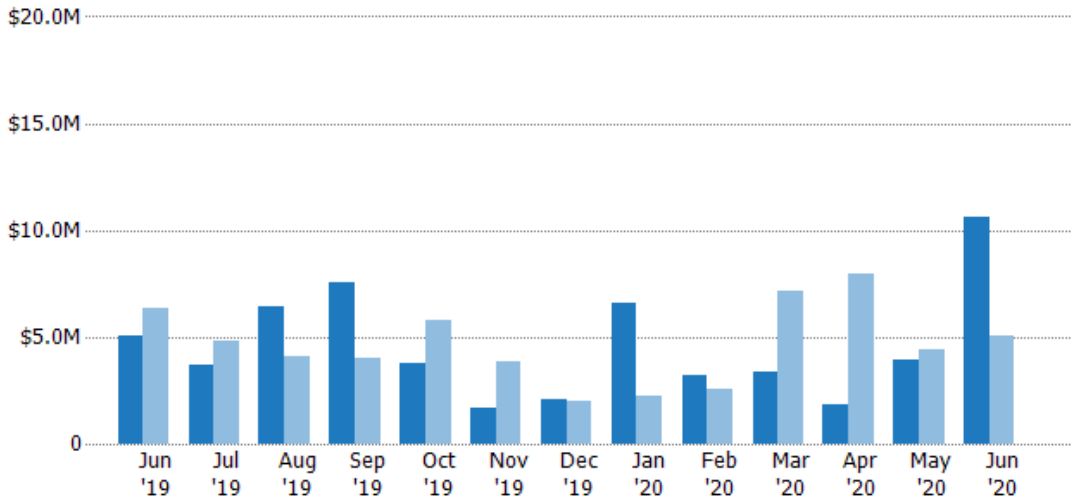
The sum of the listing price of residential listings that were added each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Volume	% Chg.
Jun '20	\$10.7M	110.3%
Jun '19	\$5.07M	-20.1%
Jun '18	\$6.34M	-0.1%



	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20
Current Year	\$5.07M	\$3.71M	\$6.42M	\$7.59M	\$3.75M	\$1.66M	\$2.07M	\$6.61M	\$3.21M	\$3.33M	\$1.87M	\$3.94M	\$10.7M
Prior Year	\$6.34M	\$4.8M	\$4.1M	\$4.02M	\$5.82M	\$3.84M	\$1.97M	\$2.27M	\$2.57M	\$7.17M	\$7.98M	\$4.38M	\$5.07M
Percent Change from Prior Year	-20%	-23%	57%	89%	-36%	-57%	5%	191%	25%	-53%	-77%	-10%	110%

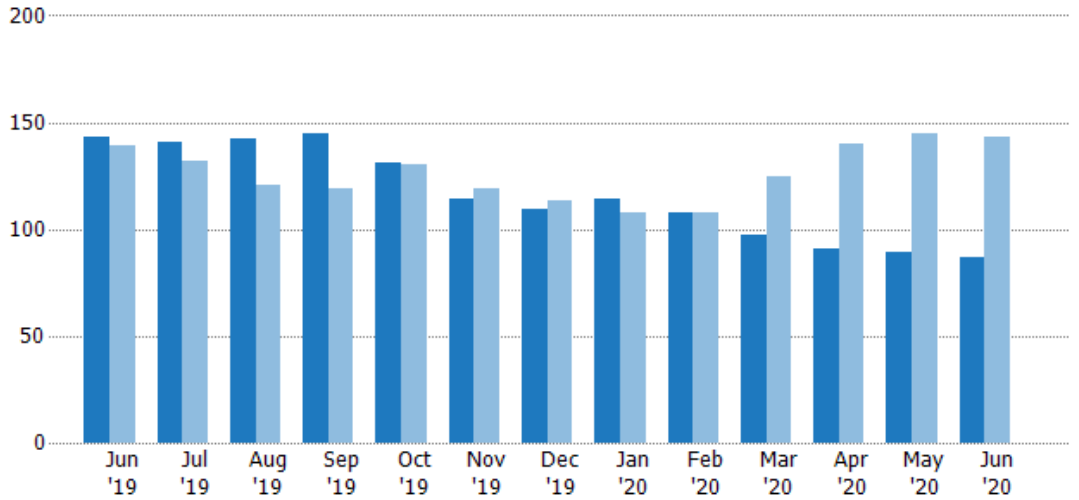
Active Listings

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

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20
Current Year	143	141	142	145	131	114	109	114	108	97	91	89	87
Prior Year	139	132	121	119	130	119	113	108	108	125	140	145	143
Percent Change from Prior Year	3%	7%	17%	22%	1%	-4%	-4%	6%	0%	-22%	-35%	-39%	-39%

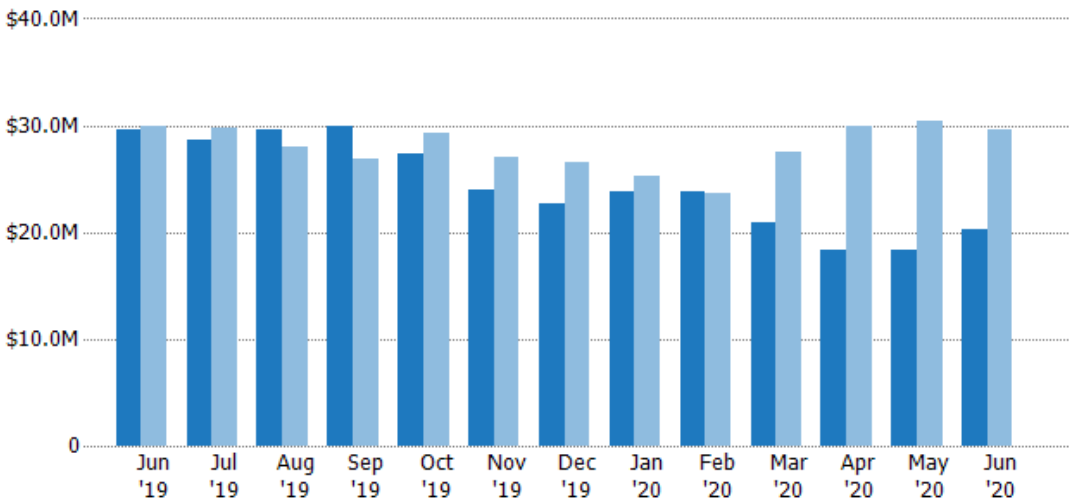
Active Listing Volume

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

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20
Current Year	\$29.6M	\$28.6M	\$29.6M	\$29.9M	\$27.3M	\$24M	\$22.7M	\$23.8M	\$23.7M	\$20.9M	\$18.4M	\$18.3M	\$20.3M
Prior Year	\$30M	\$29.8M	\$27.9M	\$26.9M	\$29.3M	\$27M	\$26.5M	\$25.2M	\$23.6M	\$27.4M	\$30M	\$30.4M	\$29.6M
Percent Change from Prior Year	-1%	-4%	6%	11%	-7%	-11%	-14%	-6%	1%	-24%	-39%	-40%	-31%

Average Listing Price

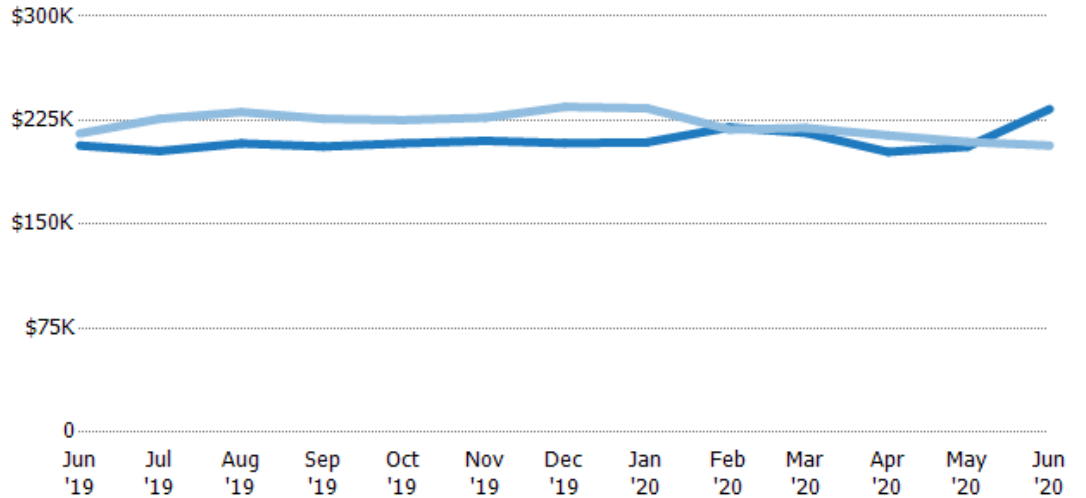
The average listing price of active residential listings at the end of each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Price	% Chg.
Jun '20	\$233K	12.7%
Jun '19	\$207K	-4.1%
Jun '18	\$216K	0.8%



Current Year	\$207K	\$203K	\$208K	\$206K	\$208K	\$210K	\$209K	\$209K	\$220K	\$216K	\$202K	\$206K	\$233K
Prior Year	\$216K	\$226K	\$231K	\$226K	\$225K	\$227K	\$235K	\$234K	\$218K	\$219K	\$214K	\$209K	\$207K
Percent Change from Prior Year	-4%	-10%	-10%	-9%	-7%	-7%	-11%	-10%	1%	-2%	-6%	-2%	13%

Median Listing Price

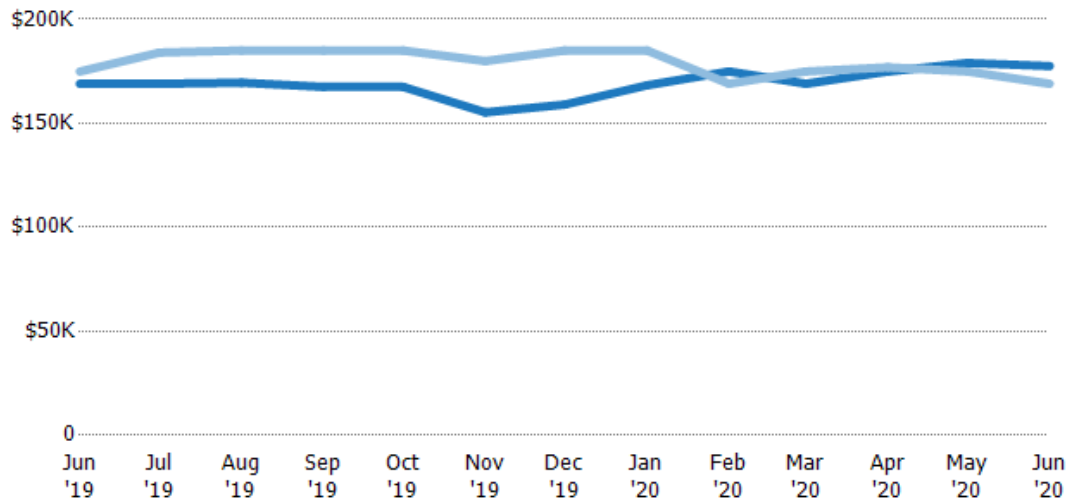
The median listing price of active residential listings at the end of each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Price	% Chg.
Jun '20	\$178K	5%
Jun '19	\$169K	-3.4%
Jun '18	\$175K	-11.4%



Current Year	\$169K	\$169K	\$170K	\$168K	\$168K	\$155K	\$159K	\$168K	\$175K	\$169K	\$175K	\$179K	\$178K
Prior Year	\$175K	\$184K	\$185K	\$185K	\$185K	\$180K	\$185K	\$185K	\$169K	\$175K	\$177K	\$175K	\$169K
Percent Change from Prior Year	-3%	-8%	-8%	-9%	-9%	-14%	-14%	-9%	3%	-3%	-1%	2%	5%

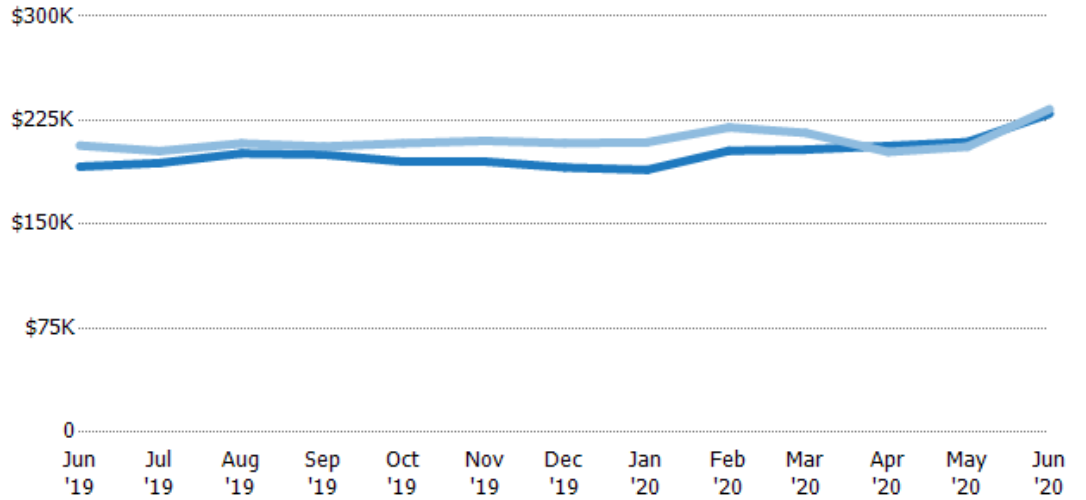
Average Listing Price vs Average Est Value

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

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



Avg Est Value	\$192K	\$194K	\$201K	\$200K	\$195K	\$195K	\$191K	\$189K	\$203K	\$204K	\$206K	\$209K	\$230K
Avg Listing Price	\$207K	\$203K	\$208K	\$206K	\$208K	\$210K	\$209K	\$209K	\$220K	\$216K	\$202K	\$206K	\$233K
Avg Listing Price as a % of Avg Est Value	108%	104%	104%	103%	107%	108%	109%	111%	108%	106%	98%	98%	101%

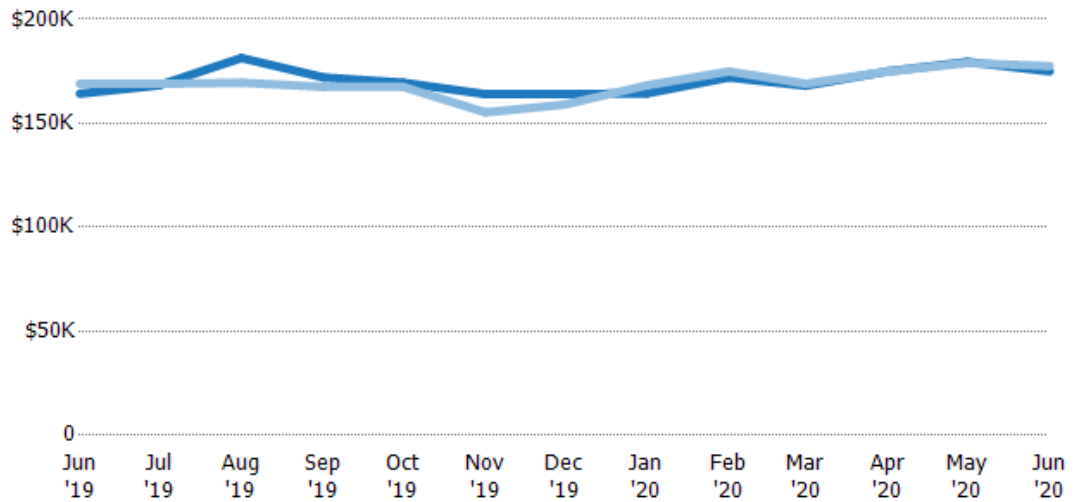
Median Listing Price vs Median Est Value

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

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



Median Est Value	\$164K	\$168K	\$181K	\$172K	\$170K	\$164K	\$164K	\$164K	\$172K	\$168K	\$175K	\$180K	\$175K
Median Listing Price	\$169K	\$169K	\$170K	\$168K	\$168K	\$155K	\$159K	\$168K	\$175K	\$169K	\$175K	\$179K	\$178K
Med Listing Price as a % of Med Est Value	103%	100%	93%	97%	99%	95%	97%	102%	102%	101%	100%	100%	101%

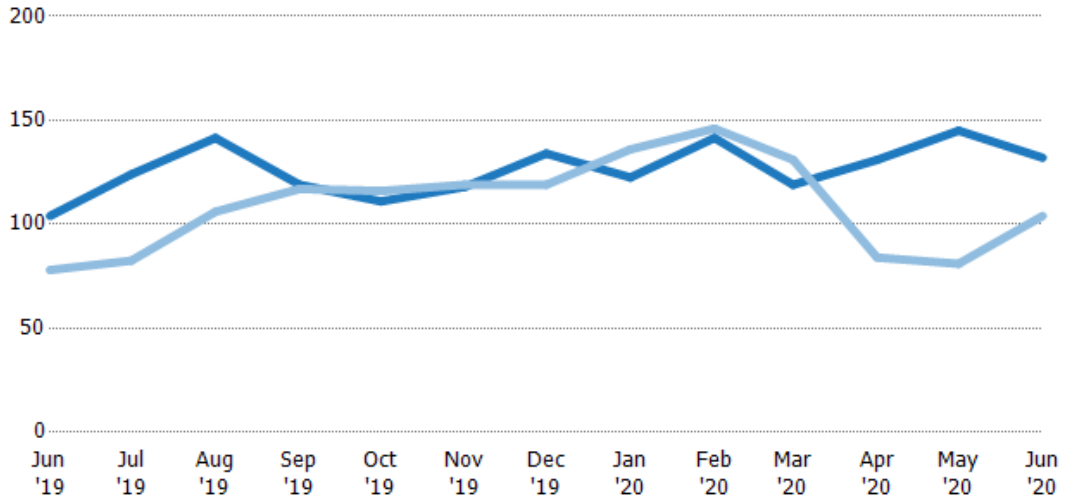
Median Days in RPR

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: Rutland, VT 05701, Rutland, VT 05702

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



Month/Year	Days	% Chg.
Jun '20	132	26.9%
Jun '19	104	33.3%
Jun '18	78	15.4%

	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20
Current Year	104	124	142	119	111	118	134	123	142	119	131	145	132
Prior Year	78	82.5	106	117	116	119	119	136	146	131	84	81	104
Percent Change from Prior Year	33%	50%	33%	2%	-4%	-1%	13%	-10%	-3%	-9%	56%	79%	27%

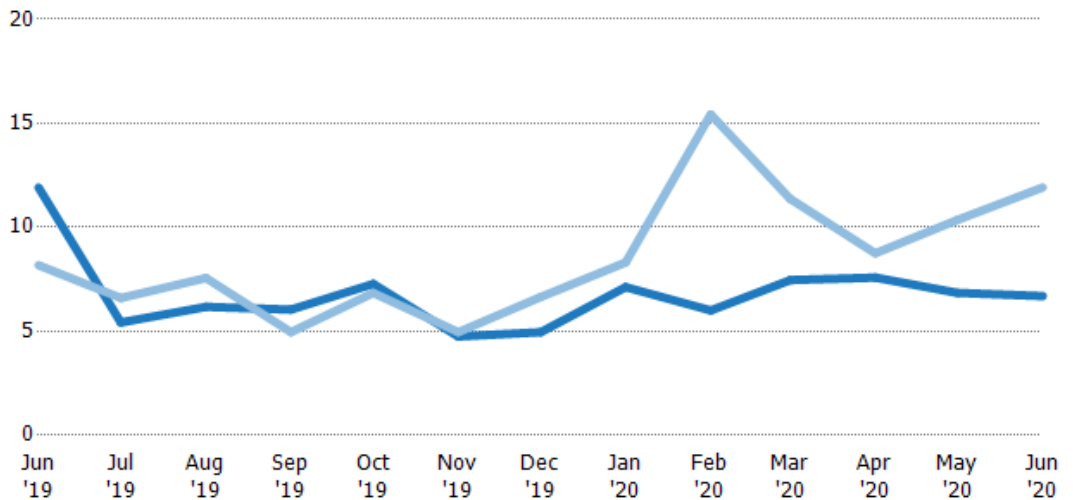
Months of Inventory

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

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



Month/Year	Months	% Chg.
Jun '20	6.69	-43.8%
Jun '19	11.9	45.7%
Jun '18	8.18	83.5%

	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20
Current Year	11.9	5.42	6.17	6.04	7.28	4.75	4.95	7.13	6	7.46	7.58	6.85	6.69
Prior Year	8.18	6.6	7.56	4.96	6.84	4.96	6.65	8.31	15.4	11.4	8.75	10.4	11.9
Percent Change from Prior Year	46%	-18%	-18%	22%	6%	-4%	-25%	-14%	-61%	-34%	-13%	-34%	-44%

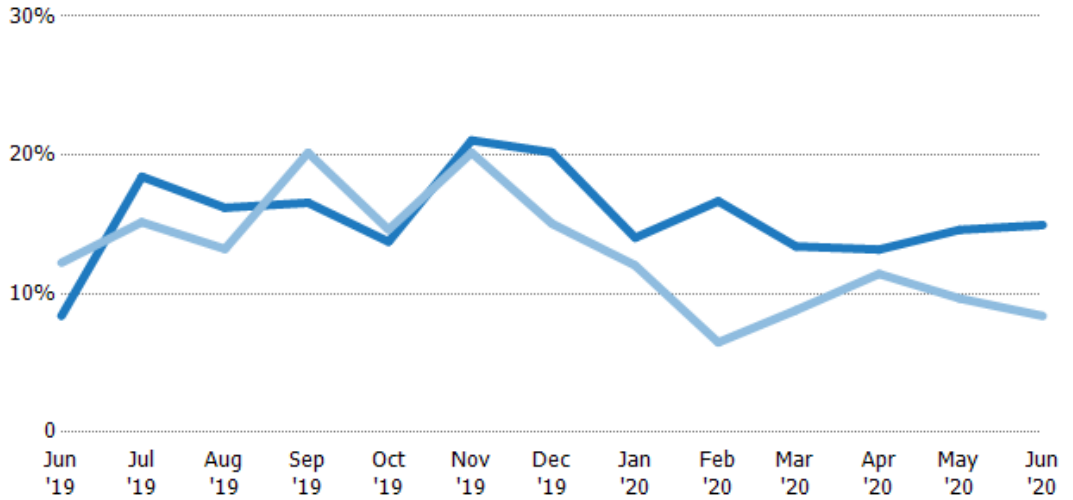
Absorption Rate

The percentage of inventory sold per month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



Month/Year	Rate	Chg.
Jun '20	15%	-6.6%
Jun '19	8%	3.8%
Jun '18	12%	-45.5%

	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20
Current Year	8%	18%	16%	17%	14%	21%	20%	14%	17%	13%	13%	15%	15%
Prior Year	12%	15%	13%	20%	15%	20%	15%	12%	6%	9%	11%	10%	8%
Change from Prior Year	4%	-3%	-3%	4%	1%	-1%	-5%	-2%	-10%	-5%	-2%	-5%	-7%

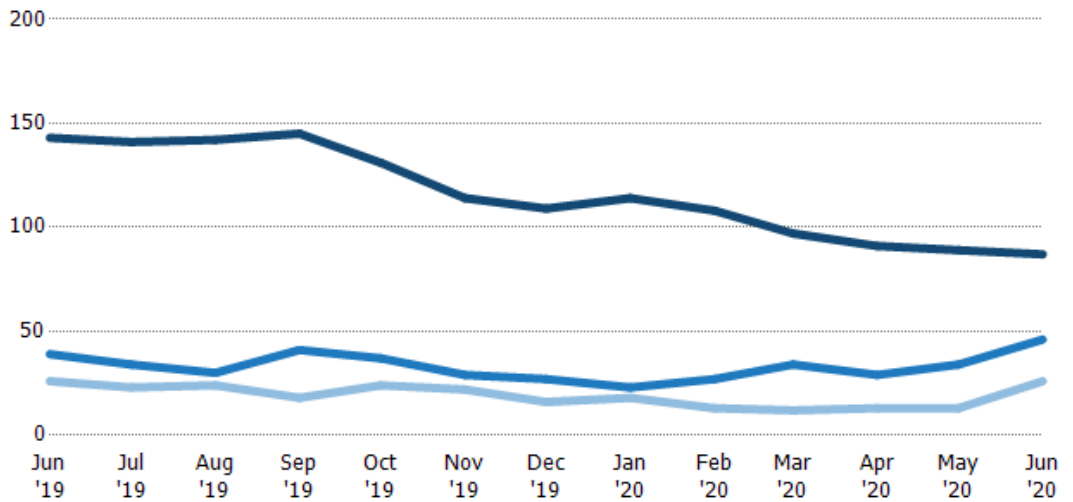
Active/Pending/Sold Units

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

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20
Active	143	141	142	145	131	114	109	114	108	97	91	89	87
Pending	39	34	30	41	37	29	27	23	27	34	29	34	46
Sold	26	23	24	18	24	22	16	18	13	12	13	13	26

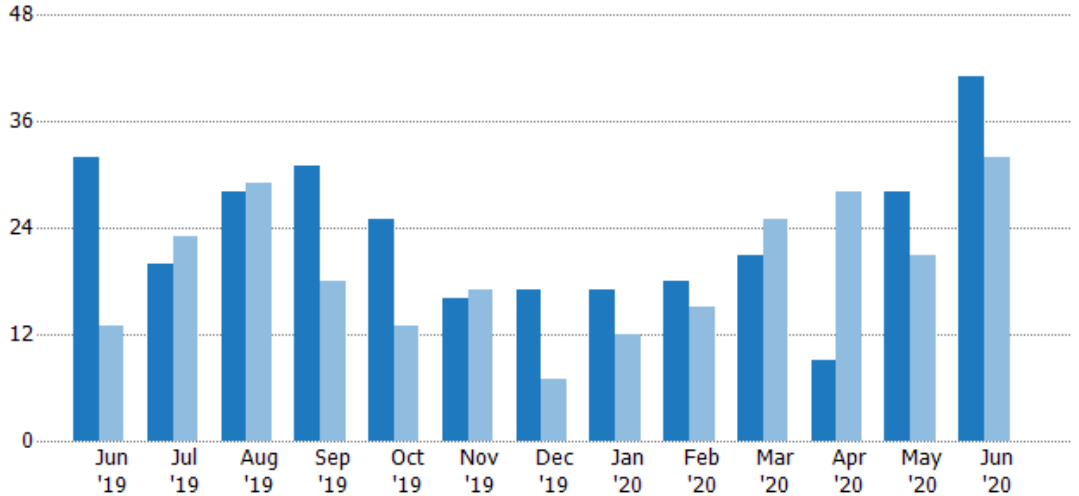
New Pending Sales

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

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



Month/Year	Current Year	Prior Year	Percent Change from Prior Year
Jun '20	41	32	28.1%
Jun '19	32	13	146.2%
Jun '18	13	-	69.2%

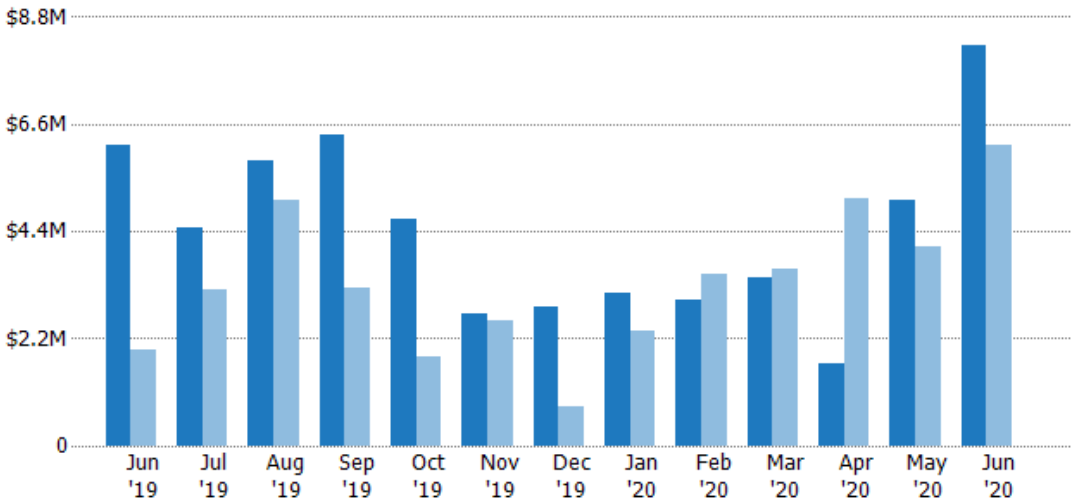
New Pending Sales Volume

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

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



Month/Year	Current Year	Prior Year	Percent Change from Prior Year
Jun '20	\$8.22M	\$6.17M	33.3%
Jun '19	\$6.17M	\$1.97M	212.7%
Jun '18	\$1.97M	-	64.9%

Pending Sales

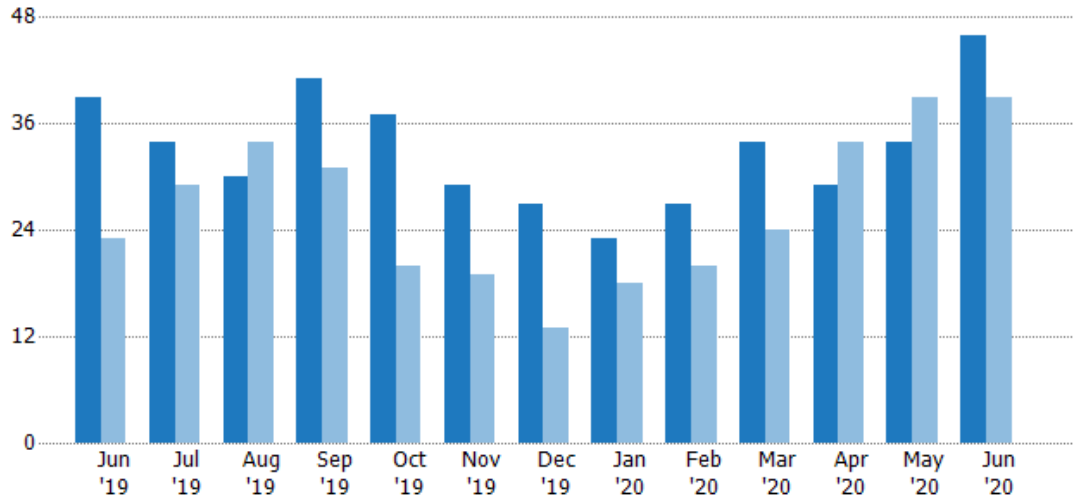
The number of residential properties with accepted offers that were available at the end each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Count	% Chg.
Jun '20	46	17.9%
Jun '19	39	69.6%
Jun '18	23	39.1%



Current Year	39	34	30	41	37	29	27	23	27	34	29	34	46
Prior Year	23	29	34	31	20	19	13	18	20	24	34	39	39
Percent Change from Prior Year	70%	17%	-12%	32%	85%	53%	108%	28%	35%	42%	-15%	-13%	18%

Pending Sales Volume

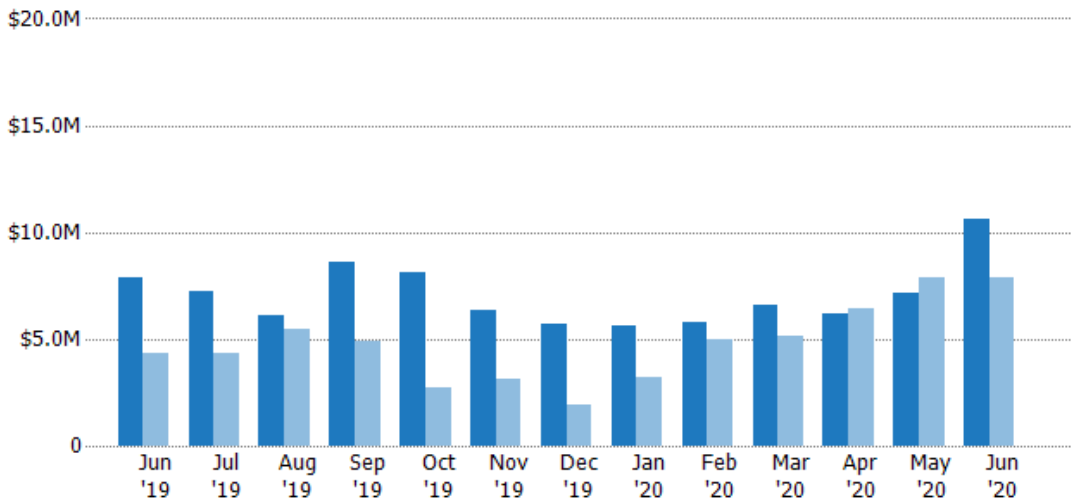
The sum of the sales price of residential properties with accepted offers that were available at the end of each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Volume	% Chg.
Jun '20	\$10.6M	34.9%
Jun '19	\$7.87M	80.6%
Jun '18	\$4.36M	50.2%



Current Year	\$7.87M	\$7.22M	\$6.08M	\$8.6M	\$8.15M	\$6.31M	\$5.71M	\$5.59M	\$5.74M	\$6.6M	\$6.2M	\$7.13M	\$10.6M
Prior Year	\$4.36M	\$4.29M	\$5.44M	\$4.92M	\$2.74M	\$3.11M	\$1.96M	\$3.22M	\$4.95M	\$5.15M	\$6.47M	\$7.87M	\$7.87M
Percent Change from Prior Year	81%	68%	12%	75%	197%	102%	192%	73%	16%	28%	-4%	-9%	35%

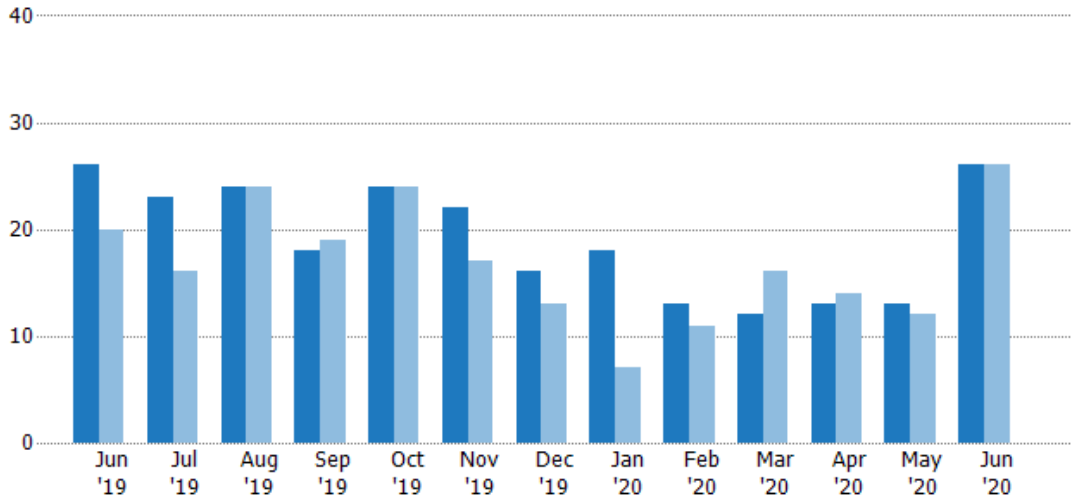
Closed Sales

The total number of residential properties sold each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



Month/Year	Count	% Chg.
Jun '20	26	0%
Jun '19	26	30%
Jun '18	20	50%

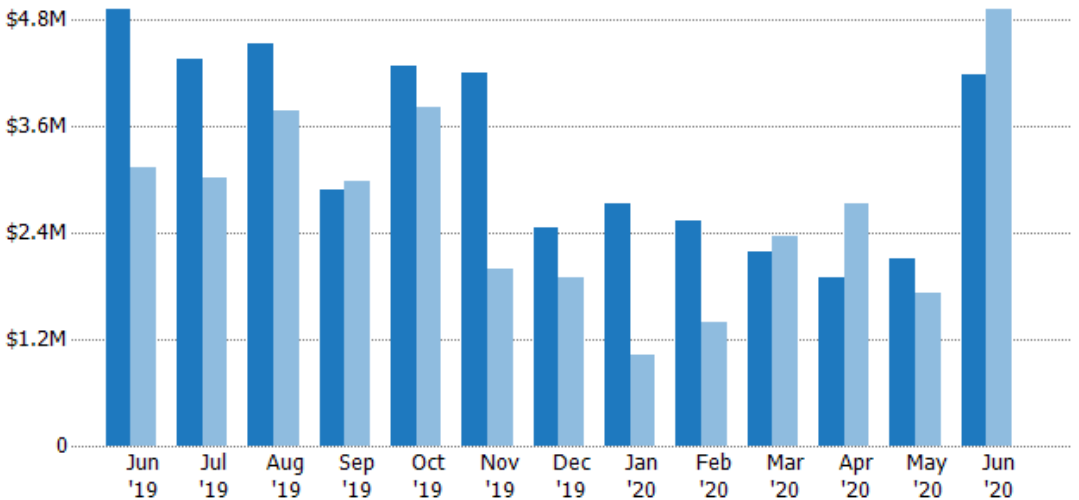
Closed Sales Volume

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

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



Month/Year	Volume	% Chg.
Jun '20	\$4.18M	-15.1%
Jun '19	\$4.93M	57.1%
Jun '18	\$3.14M	57.2%

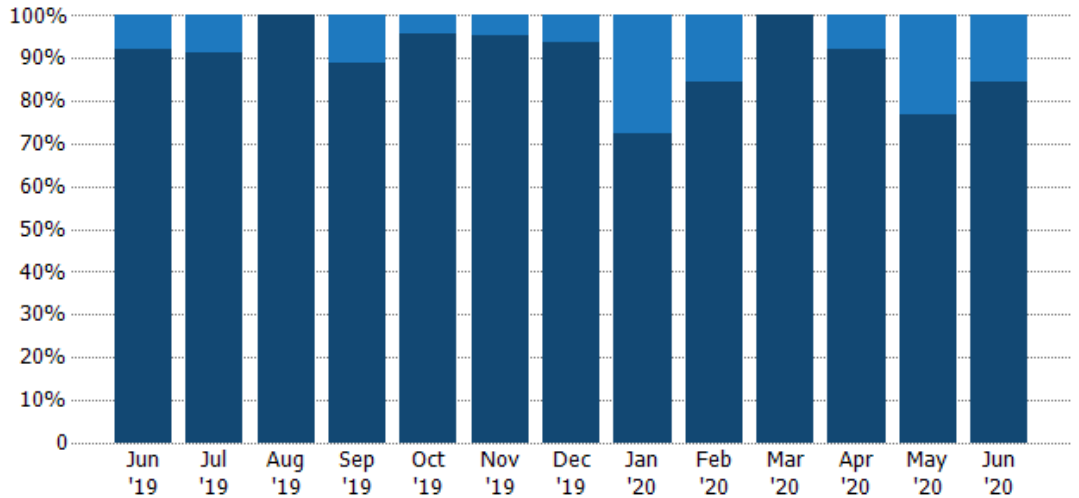
Closed Sales by Property Type

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

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



Condo/Townhouse	8%	9%	-	11%	4%	5%	6%	28%	15%	-	8%	23%	15%
Single Family Residence	92%	91%	100%	89%	96%	95%	94%	72%	85%	100%	92%	77%	85%

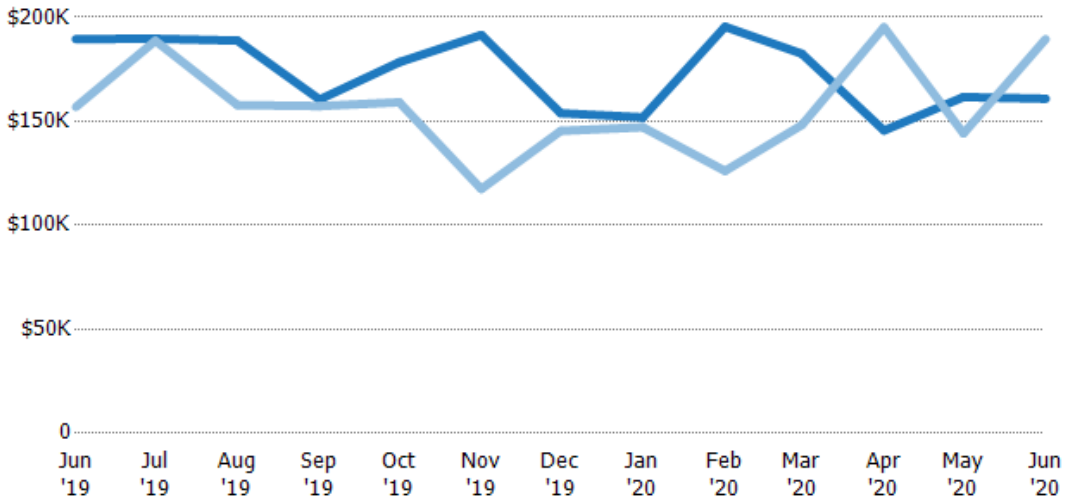
Average Sales Price

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

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



Current Year	\$190K	\$190K	\$189K	\$160K	\$178K	\$191K	\$154K	\$152K	\$195K	\$182K	\$146K	\$162K	\$161K
Prior Year	\$157K	\$189K	\$158K	\$157K	\$159K	\$117K	\$145K	\$147K	\$126K	\$148K	\$195K	\$144K	\$190K
Percent Change from Prior Year	21%	1%	20%	2%	12%	63%	6%	3%	55%	23%	-25%	12%	-15%

Median Sales Price

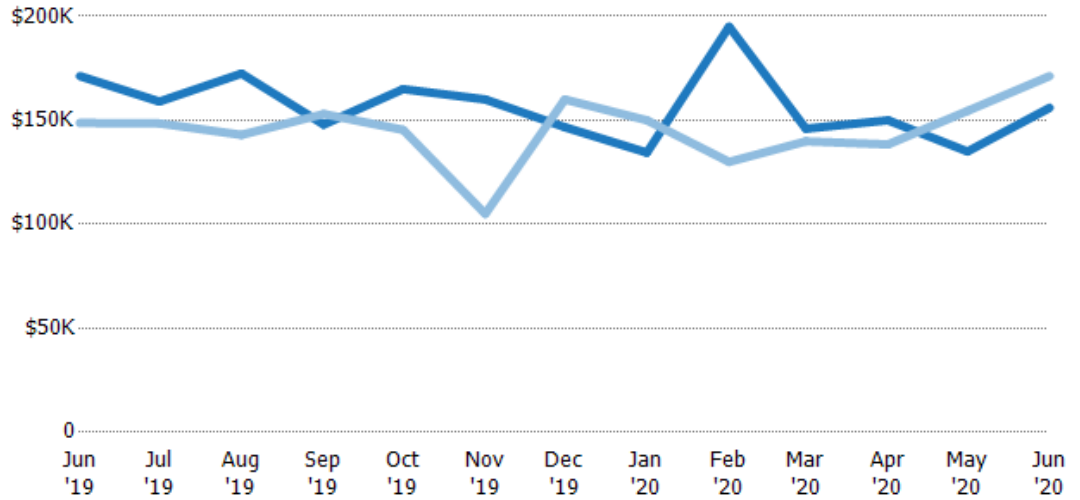
The median sales price of the residential properties sold each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Price	% Chg.
Jun '20	\$156K	-8.9%
Jun '19	\$171K	15.1%
Jun '18	\$149K	-8.4%



Current Year	\$171K	\$159K	\$172K	\$148K	\$165K	\$160K	\$147K	\$134K	\$195K	\$146K	\$150K	\$135K	\$156K
Prior Year	\$149K	\$149K	\$143K	\$153K	\$145K	\$105K	\$160K	\$150K	\$130K	\$140K	\$138K	\$155K	\$171K
Percent Change from Prior Year	15%	7%	21%	-3%	13%	52%	-8%	-10%	50%	4%	8%	-13%	-9%

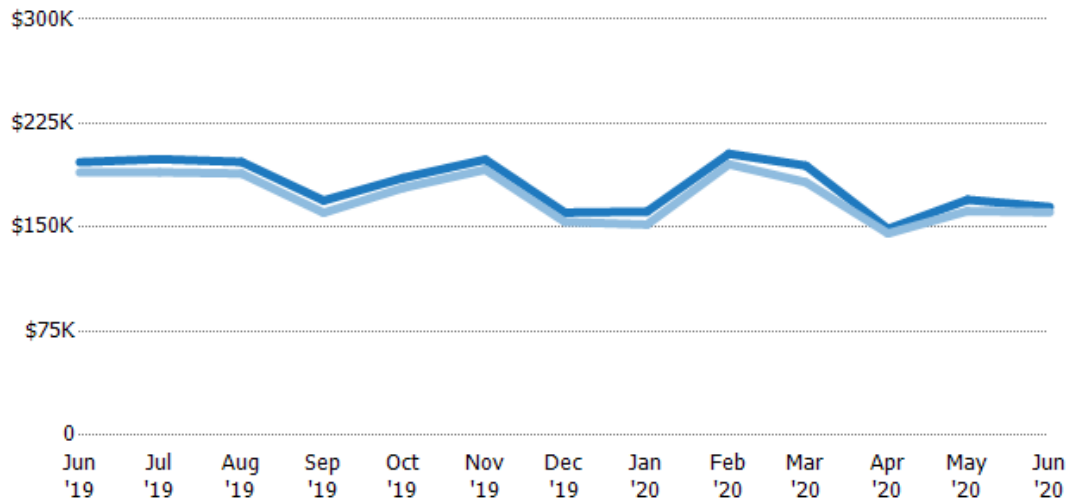
Average Sales Price vs Average Listing Price

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

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



Avg List Price	\$197K	\$199K	\$197K	\$169K	\$186K	\$199K	\$161K	\$161K	\$203K	\$194K	\$149K	\$170K	\$165K
Avg Sales Price	\$190K	\$190K	\$189K	\$160K	\$178K	\$191K	\$154K	\$152K	\$195K	\$182K	\$146K	\$162K	\$161K
Avg Sales Price as a % of Avg List Price	96%	95%	96%	95%	96%	96%	96%	94%	96%	94%	98%	95%	98%

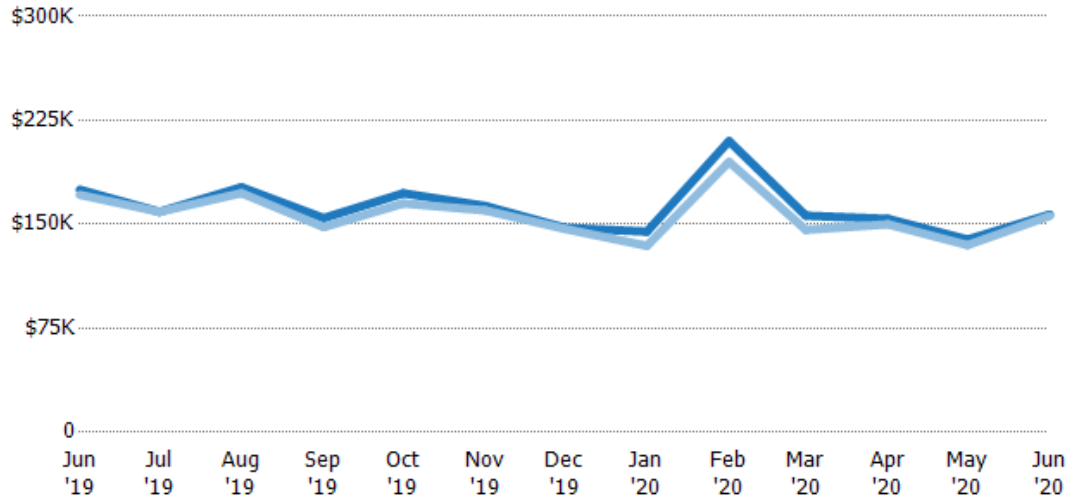
Median Sales Price vs Median Listing Price

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

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20
Median List Price	\$175K	\$159K	\$177K	\$154K	\$172K	\$163K	\$147K	\$145K	\$210K	\$156K	\$154K	\$139K	\$157K
Median Sales Price	\$171K	\$159K	\$172K	\$148K	\$165K	\$160K	\$147K	\$134K	\$195K	\$146K	\$150K	\$135K	\$156K
Med Sales Price as a % of Med List Price	98%	100%	98%	96%	96%	98%	99%	93%	93%	93%	97%	97%	99%

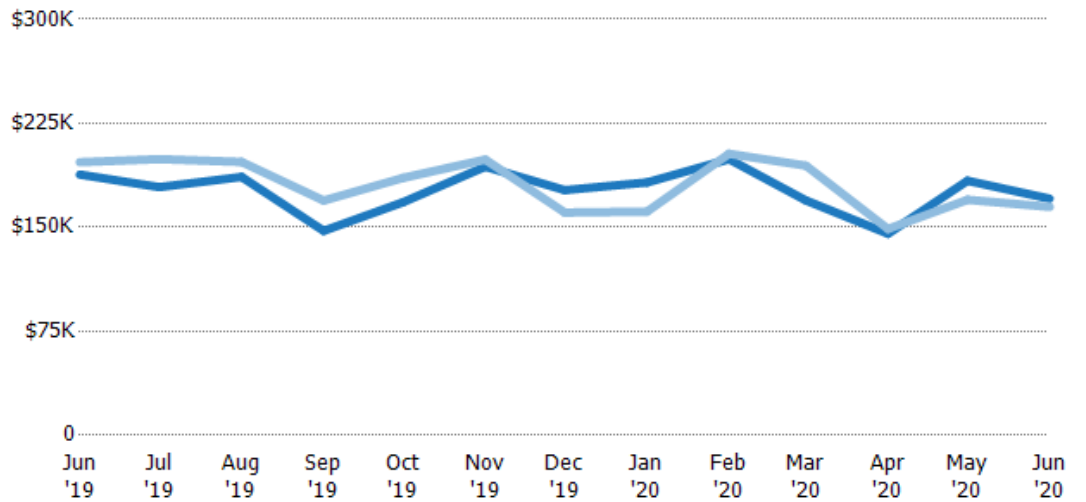
Average Sales Price vs Average Est Value

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

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20
Avg Est Value	\$188K	\$179K	\$186K	\$147K	\$168K	\$194K	\$177K	\$182K	\$199K	\$169K	\$145K	\$184K	\$171K
Avg Sales Price	\$197K	\$199K	\$197K	\$169K	\$186K	\$199K	\$161K	\$161K	\$203K	\$194K	\$149K	\$170K	\$165K
Avg Sales Price as a % of Avg Est Value	105%	111%	106%	115%	110%	103%	91%	88%	102%	115%	102%	93%	97%

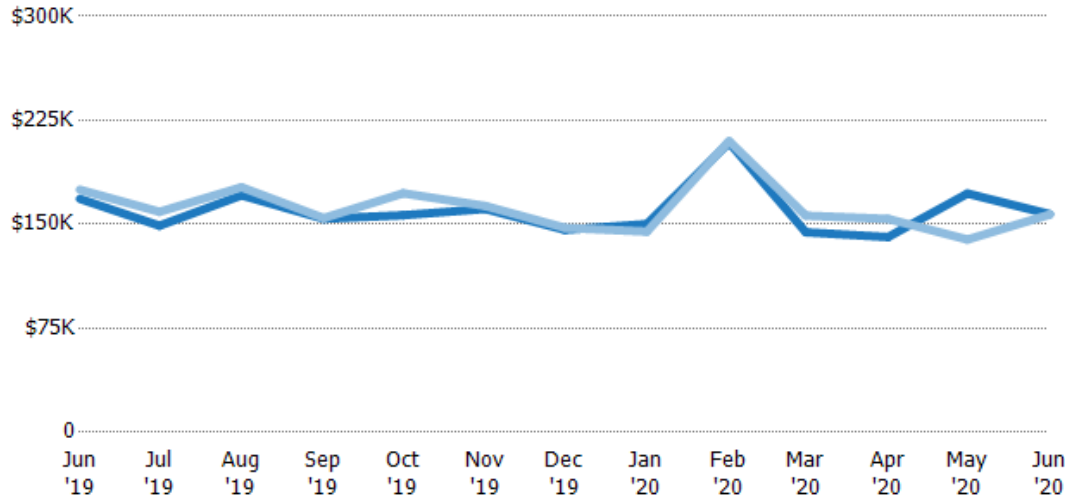
Median Sales Price vs Median Est Value

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

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20
Median Est Value	\$168K	\$149K	\$171K	\$154K	\$157K	\$161K	\$146K	\$150K	\$209K	\$144K	\$141K	\$172K	\$157K
Median Sales Price	\$175K	\$159K	\$177K	\$154K	\$172K	\$163K	\$147K	\$145K	\$210K	\$156K	\$154K	\$139K	\$157K
Med Sales Price as a % of Med Est Value	104%	107%	103%	100%	110%	101%	101%	96%	100%	108%	109%	81%	100%