

## 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	Dec 2020	Dec 2019	+ / -	YTD 2020	YTD 2019	+ / -
<b>Listing Activity Charts Metrics</b>						
New Listing Count	8	4	+100%	202	199	+1.5%
New Listing Volume	\$3,867,500	\$994,000	+289.1%	\$94,521,107	\$69,203,072	+36.6%
Active Listing Count	16	50	-68%	N/A	N/A	
Active Listing Volume	\$6,117,800	\$24,822,684	-75.4%	N/A	N/A	
Average Listing Price	\$382,363	\$496,454	-23%	\$559,341	\$513,807	+8.9%
Median Listing Price	\$322,400	\$284,450	+13.3%	\$320,754	\$326,271	-1.7%
Median Days in RPR	84	150.5	-44.2%	82.23	101.11	-18.7%
Months of Inventory	1	4.2	-76%	3.7	5	-26.2%
Absorption Rate	100%	24%	+76%	27.2%	20.08%	+7.1%
<b>Sales Activity Charts Metrics</b>						
New Pending Sales Count	13	15	-13.3%	223	183	+21.9%
New Pending Sales Volume	\$5,137,300	\$3,425,500	+50%	\$89,913,497	\$55,045,788	+63.3%
Pending Sales Count	20	13	+53.8%	N/A	N/A	
Pending Sales Volume	\$5,999,200	\$3,313,400	+81.1%	N/A	N/A	
Closed Sales Count	19	10	+90%	182	142	+28.2%
Closed Sales Volume	\$11,632,300	\$3,142,000	+270.2%	\$74,617,524	\$42,935,746	+73.8%
Average Sales Price	\$612,226	\$314,200	+94.9%	\$409,986	\$302,364	+35.6%
Median Sales Price	\$499,000	\$217,500	+129.4%	\$317,269	\$241,669	+31.3%

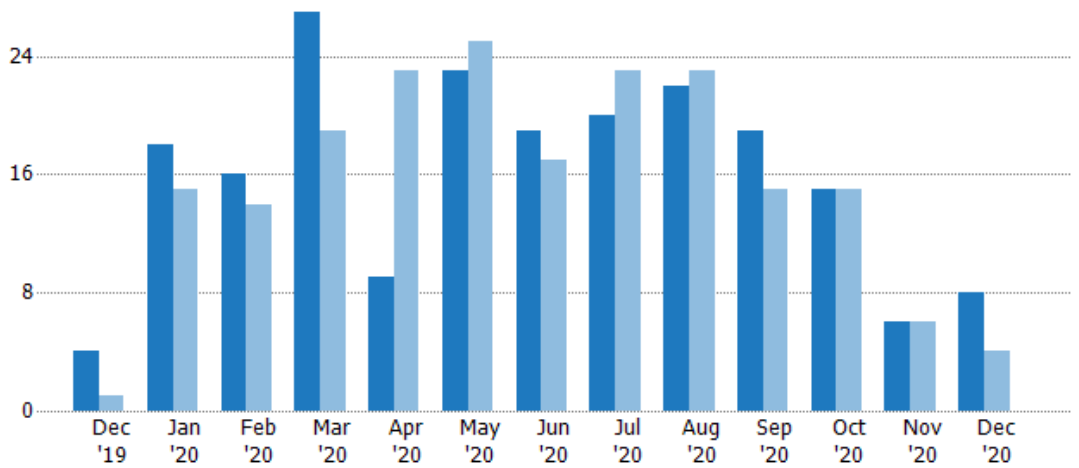
## New Listings

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	4	18	16	27	9	23	19	20	22	19	15	6	8
Prior Year	1	15	14	19	23	25	17	23	23	15	15	6	4
Percent Change from Prior Year	300%	20%	14%	42%	-61%	-8%	12%	-13%	-4%	27%	0%	0%	100%

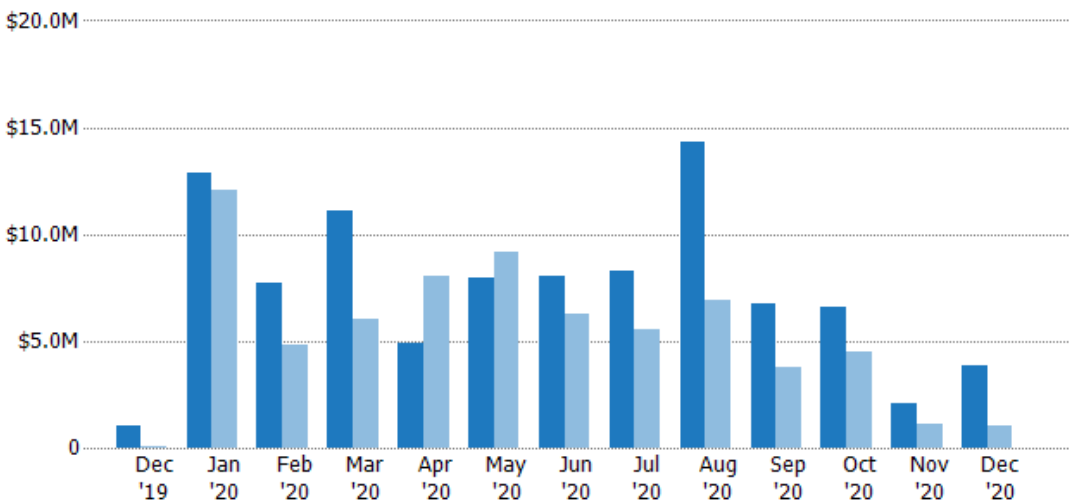
## New Listing Volume

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	\$994K	\$12.9M	\$7.72M	\$11.1M	\$4.91M	\$7.96M	\$8.01M	\$8.29M	\$14.3M	\$6.79M	\$6.62M	\$2.09M	\$3.87M
Prior Year	\$56.5K	\$12.1M	\$4.8M	\$6.02M	\$8.04M	\$9.16M	\$6.3M	\$5.55M	\$6.91M	\$3.79M	\$4.46M	\$1.11M	\$994K
Percent Change from Prior Year	1,659%	6%	61%	84%	-39%	-13%	27%	50%	108%	79%	48%	89%	289%

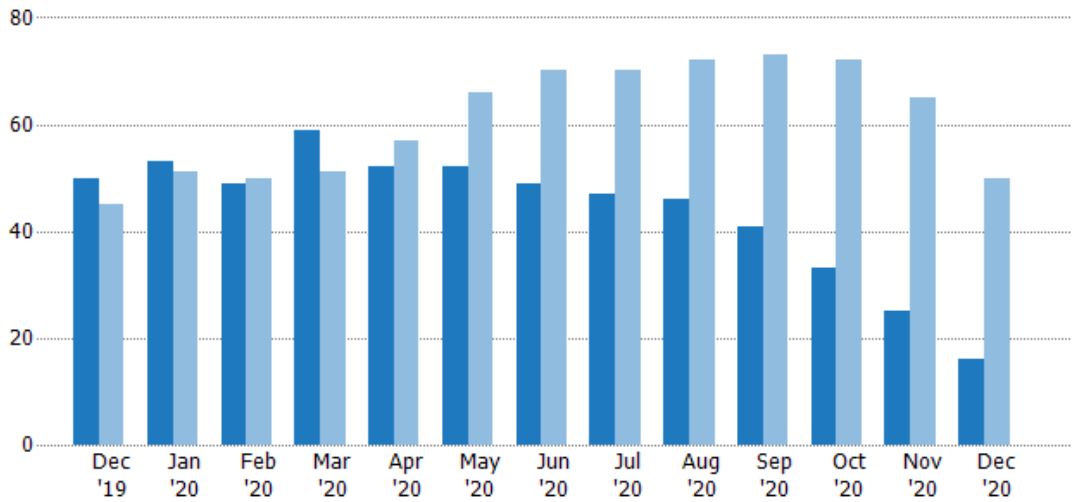
## Active Listings

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	50	53	49	59	52	52	49	47	46	41	33	25	16
Prior Year	45	51	50	51	57	66	70	70	72	73	72	65	50
Percent Change from Prior Year	11%	4%	-2%	16%	-9%	-21%	-30%	-33%	-36%	-44%	-54%	-62%	-68%

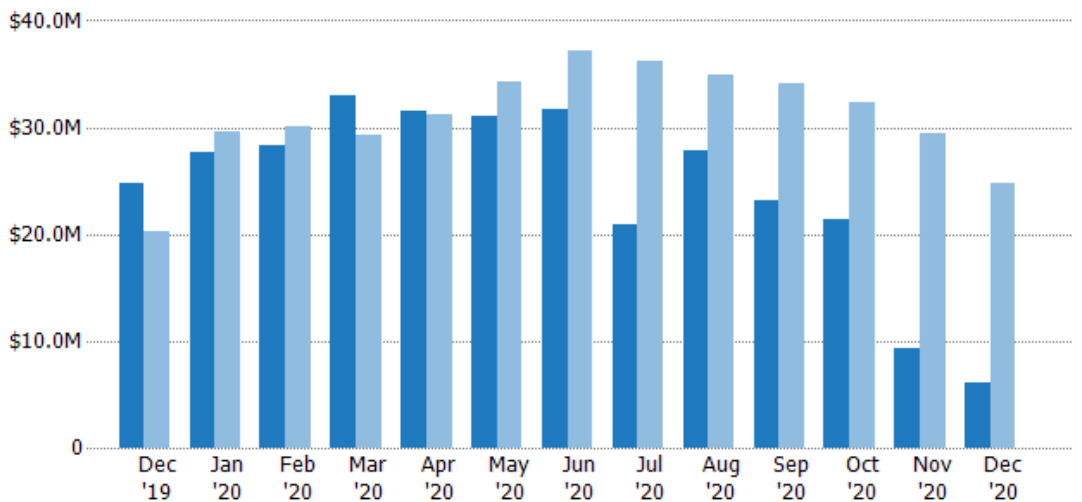
## Active Listing Volume

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	\$24.8M	\$27.7M	\$28.3M	\$32.9M	\$31.6M	\$31.1M	\$31.7M	\$20.9M	\$27.8M	\$23.2M	\$21.3M	\$9.33M	\$6.12M
Prior Year	\$20.3M	\$29.6M	\$30.1M	\$29.3M	\$31.3M	\$34.3M	\$37.1M	\$36.2M	\$35M	\$34.1M	\$32.4M	\$29.5M	\$24.8M
Percent Change from Prior Year	22%	-6%	-6%	12%	1%	-9%	-15%	-42%	-20%	-32%	-34%	-68%	-75%

## Average Listing Price

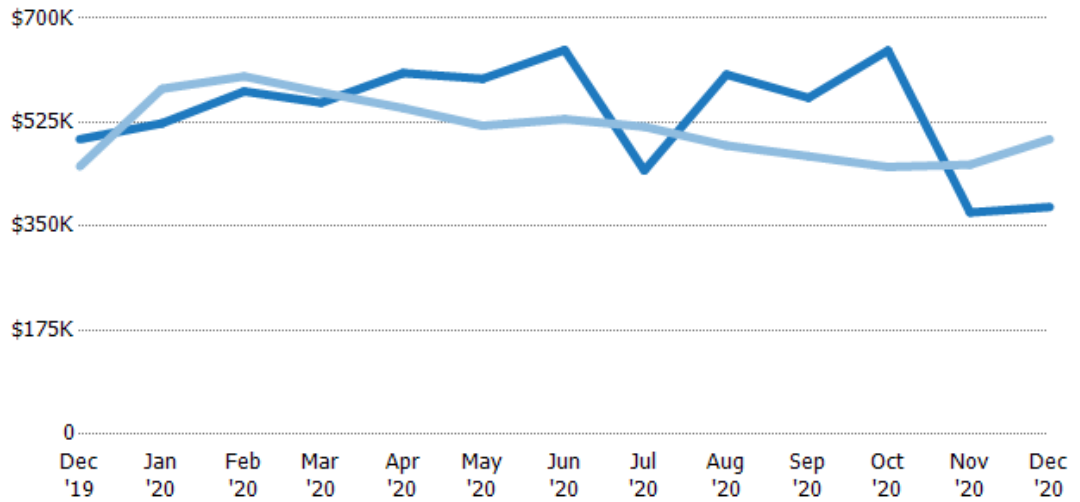
The average listing price of active residential listings at the end of each month.

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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

Month/Year	Price	% Chg.
Dec '20	\$382K	-23%
Dec '19	\$496K	10.1%
Dec '18	\$451K	-13.8%



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	\$496K	\$523K	\$577K	\$558K	\$608K	\$598K	\$647K	\$444K	\$605K	\$566K	\$646K	\$373K	\$382K
Prior Year	\$451K	\$581K	\$602K	\$575K	\$549K	\$519K	\$530K	\$518K	\$486K	\$468K	\$450K	\$454K	\$496K
Percent Change from Prior Year	10%	-10%	-4%	-3%	11%	15%	22%	-14%	25%	21%	44%	-18%	-23%

## Median Listing Price

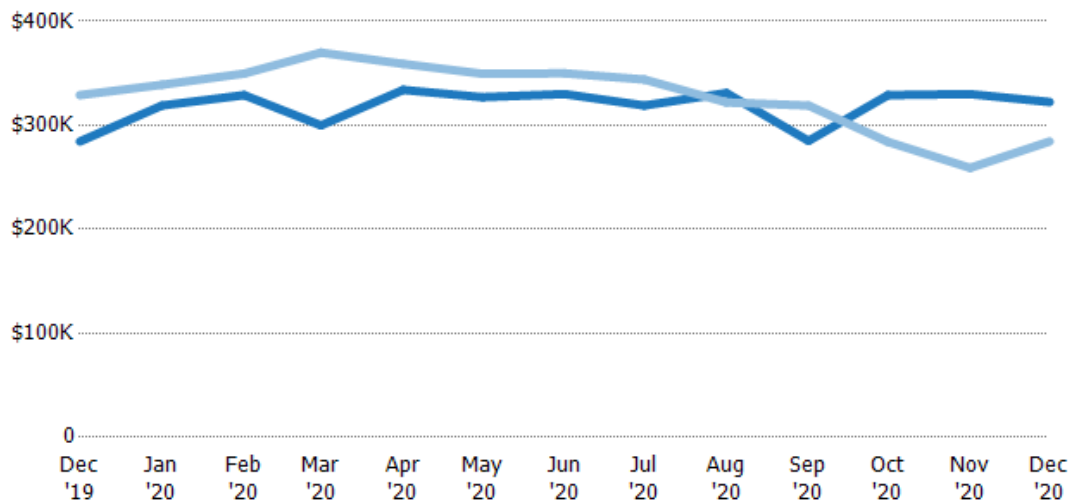
The median listing price of active residential listings at the end of each month.

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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

Month/Year	Price	% Chg.
Dec '20	\$322K	13.3%
Dec '19	\$284K	-13.5%
Dec '18	\$329K	-3.6%



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	\$284K	\$319K	\$329K	\$300K	\$334K	\$327K	\$330K	\$319K	\$331K	\$285K	\$329K	\$330K	\$322K
Prior Year	\$329K	\$339K	\$350K	\$370K	\$359K	\$350K	\$350K	\$344K	\$322K	\$319K	\$284K	\$259K	\$284K
Percent Change from Prior Year	-14%	-6%	-6%	-19%	-7%	-6%	-6%	-7%	3%	-11%	16%	27%	13%

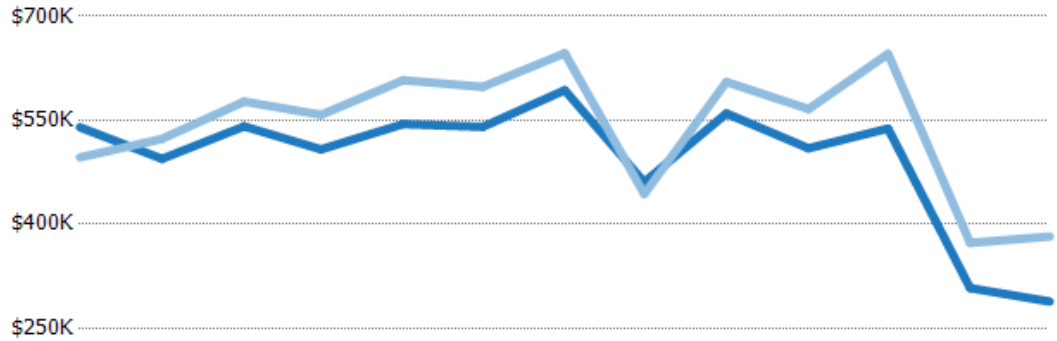
## Average Listing Price vs Average Est Value

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Avg Est Value	\$540K	\$494K	\$541K	\$508K	\$545K	\$540K	\$593K	\$461K	\$560K	\$510K	\$538K	\$308K	\$289K
Avg Listing Price	\$496K	\$523K	\$577K	\$558K	\$608K	\$598K	\$647K	\$444K	\$605K	\$566K	\$646K	\$373K	\$382K
Avg Listing Price as a % of Avg Est Value	92%	106%	107%	110%	112%	111%	109%	96%	108%	111%	120%	121%	132%

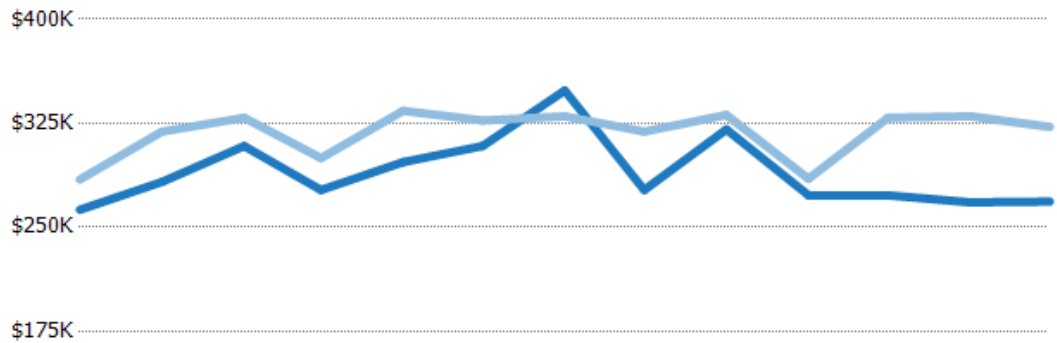
## Median Listing Price vs Median Est Value

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Median Est Value	\$263K	\$283K	\$309K	\$277K	\$297K	\$309K	\$349K	\$277K	\$321K	\$273K	\$273K	\$268K	\$269K
Median Listing Price	\$284K	\$319K	\$329K	\$300K	\$334K	\$327K	\$330K	\$319K	\$331K	\$285K	\$329K	\$330K	\$322K
Med Listing Price as a % of Med Est Value	108%	113%	107%	108%	112%	106%	95%	115%	103%	104%	121%	123%	120%

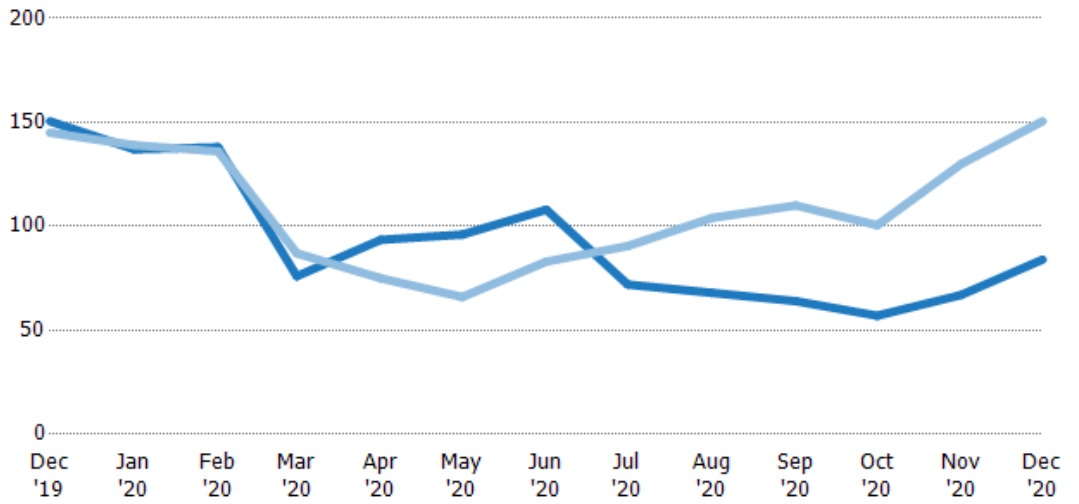
## Median Days in RPR

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: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	151	137	138	76	93.5	96	108	72	68	64	57	67	84
Prior Year	145	139	136	87	75	66	83	90.5	104	110	101	130	151
Percent Change from Prior Year	4%	-1%	1%	-13%	25%	45%	30%	-20%	-35%	-42%	-43%	-48%	-44%

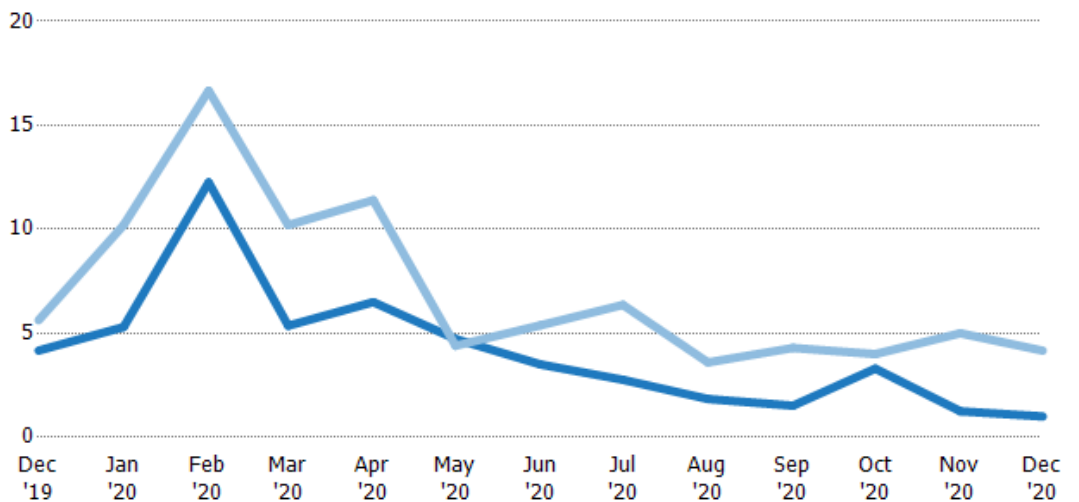
## Months of Inventory

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	4.17	5.3	12.3	5.36	6.5	4.73	3.5	2.76	1.84	1.52	3.3	1.25	1
Prior Year	5.63	10.2	16.7	10.2	11.4	4.4	5.38	6.36	3.6	4.29	4	5	4.17
Percent Change from Prior Year	-26%	-48%	-26%	-47%	-43%	7%	-35%	-57%	-49%	-65%	-18%	-75%	-76%

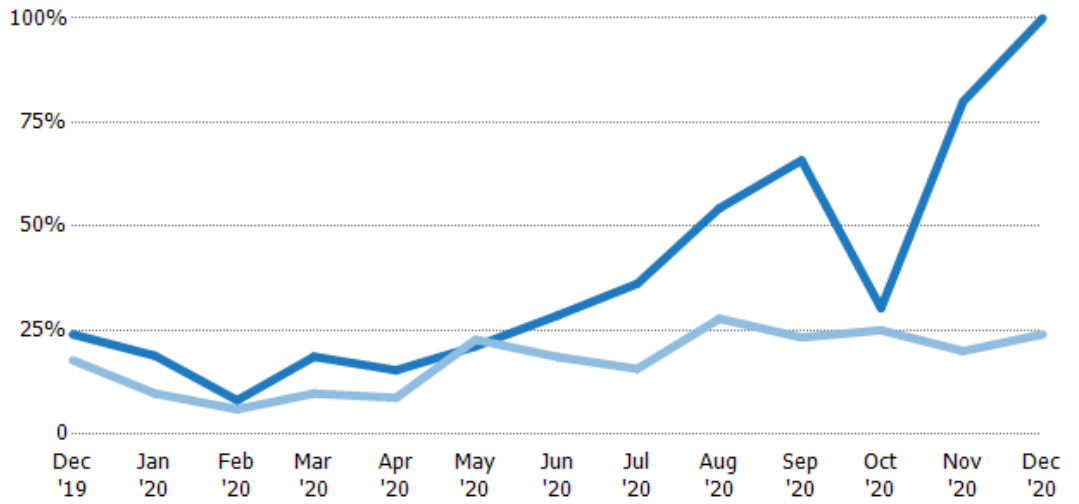
## Absorption Rate

The percentage of inventory sold per month.

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	24%	19%	8%	19%	15%	21%	29%	36%	54%	66%	30%	80%	100%
Prior Year	18%	10%	6%	10%	9%	23%	19%	16%	28%	23%	25%	20%	24%
Change from Prior Year	-6%	-9%	-2%	-9%	-7%	2%	-10%	-20%	-27%	-43%	-5%	-60%	-76%

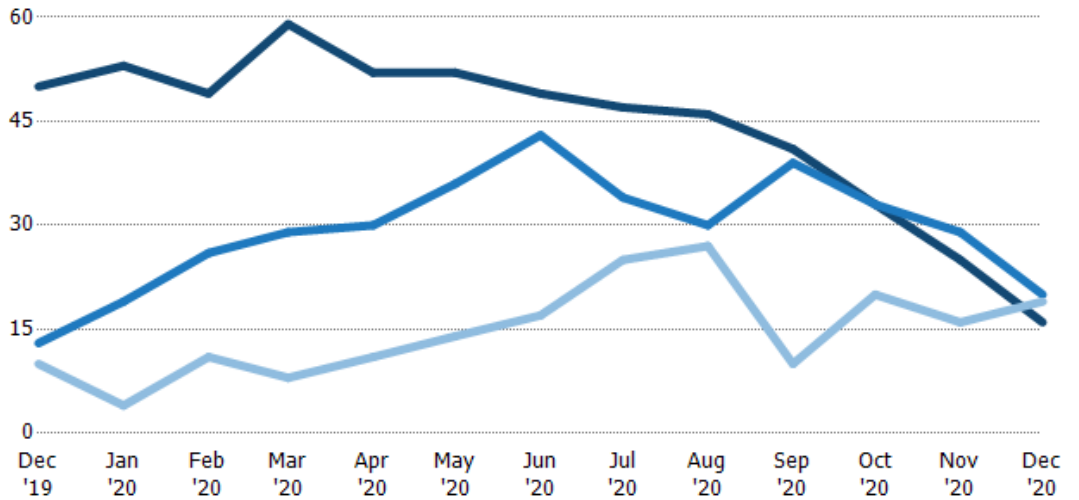
## Active/Pending/Sold Units

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Active	50	53	49	59	52	52	49	47	46	41	33	25	16
Pending	13	19	26	29	30	36	43	34	30	39	33	29	20
Sold	10	4	11	8	11	14	17	25	27	10	20	16	19

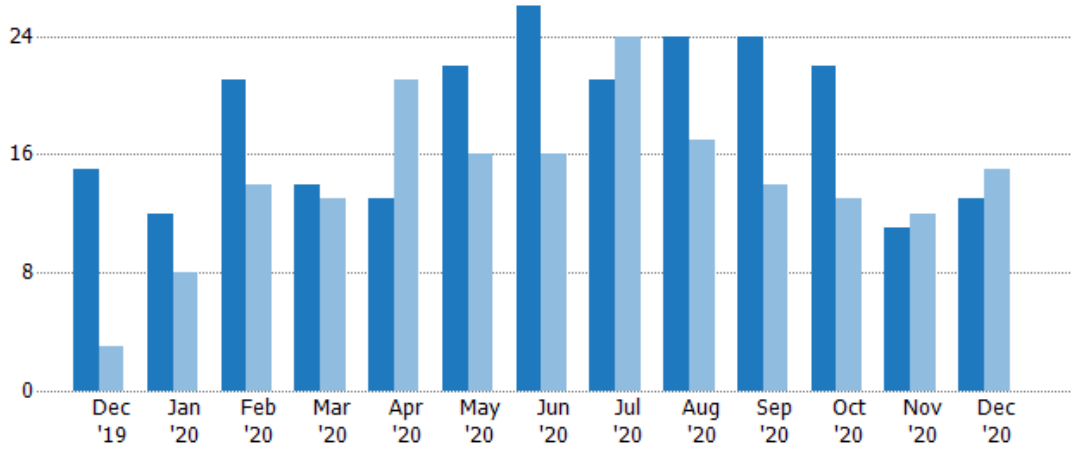
## New Pending Sales

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	15	12	21	14	13	22	26	21	24	24	22	11	13
Prior Year	3	8	14	13	21	16	16	24	17	14	13	12	15
Percent Change from Prior Year	400%	50%	50%	8%	-38%	38%	63%	-13%	41%	71%	69%	-8%	-13%

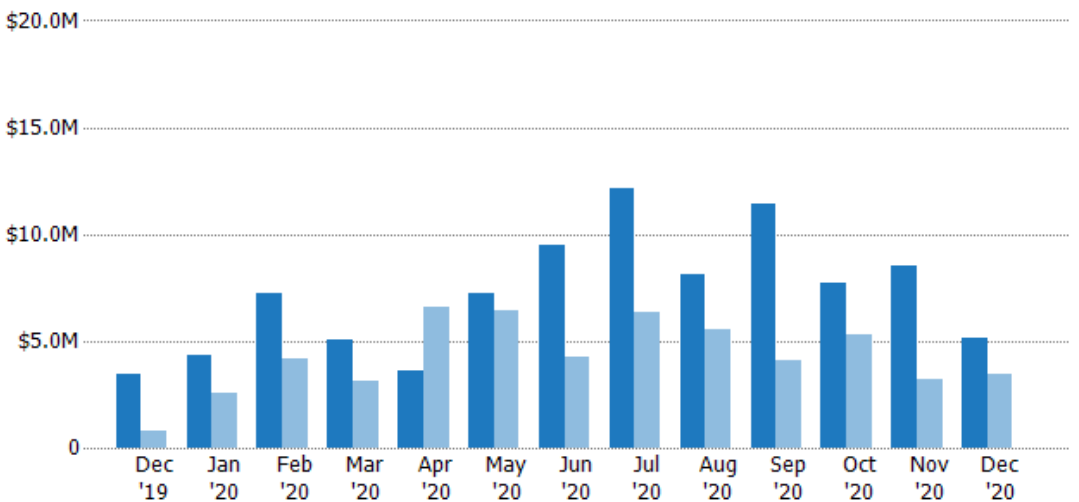
## New Pending Sales Volume

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	\$3.43M	\$4.31M	\$7.2M	\$5.03M	\$3.57M	\$7.21M	\$9.49M	\$12.1M	\$8.14M	\$11.4M	\$7.73M	\$8.53M	\$5.14M
Prior Year	\$814K	\$2.54M	\$4.18M	\$3.12M	\$6.61M	\$6.41M	\$4.28M	\$6.39M	\$5.53M	\$4.1M	\$5.28M	\$3.19M	\$3.43M
Percent Change from Prior Year	321%	70%	72%	61%	-46%	12%	122%	90%	47%	179%	47%	168%	50%



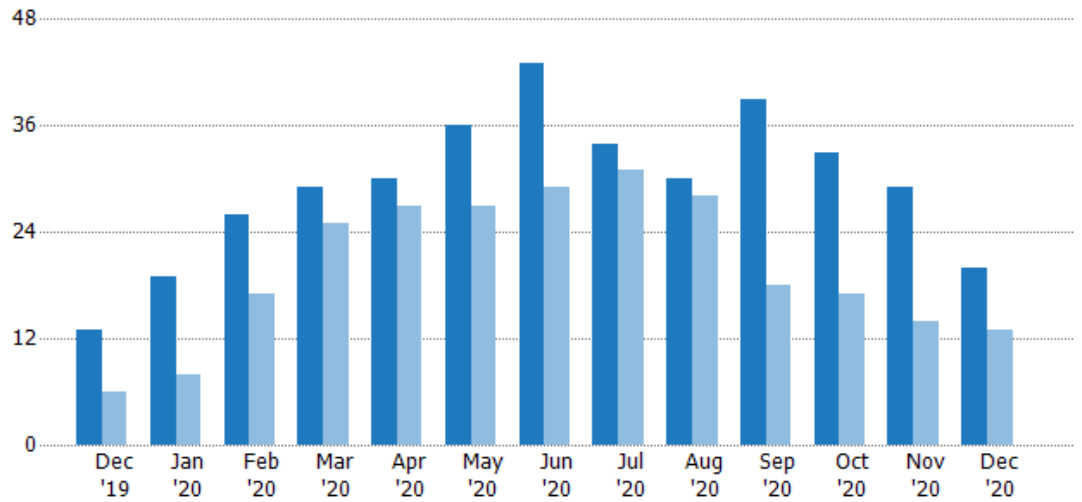
## Pending Sales

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



Month/Year	Count	% Chg.
Dec '20	20	53.8%
Dec '19	13	116.7%
Dec '18	6	-33.3%

	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	13	19	26	29	30	36	43	34	30	39	33	29	20
Prior Year	6	8	17	25	27	27	29	31	28	18	17	14	13
Percent Change from Prior Year	117%	138%	53%	16%	11%	33%	48%	10%	7%	117%	94%	107%	54%

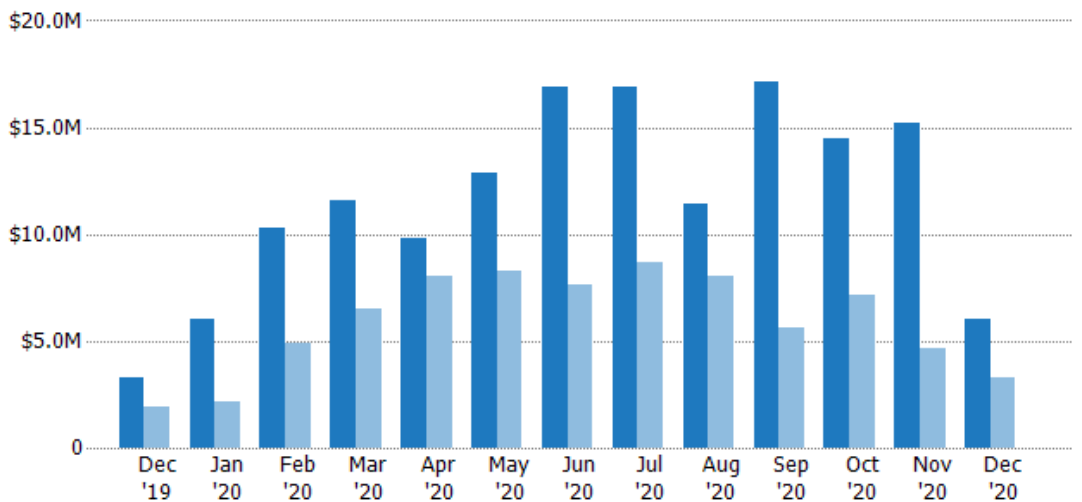
## Pending Sales Volume

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



Month/Year	Volume	% Chg.
Dec '20	\$6M	81.1%
Dec '19	\$3.31M	72.3%
Dec '18	\$1.92M	-32.7%

	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	\$3.31M	\$6.06M	\$10.3M	\$11.6M	\$9.8M	\$12.9M	\$16.9M	\$16.9M	\$11.4M	\$17.2M	\$14.5M	\$15.2M	\$6M
Prior Year	\$1.92M	\$2.2M	\$4.89M	\$6.51M	\$8.07M	\$8.25M	\$7.61M	\$8.68M	\$8.07M	\$5.63M	\$7.14M	\$4.62M	\$3.31M
Percent Change from Prior Year	72%	175%	111%	78%	21%	56%	122%	94%	42%	205%	103%	229%	81%

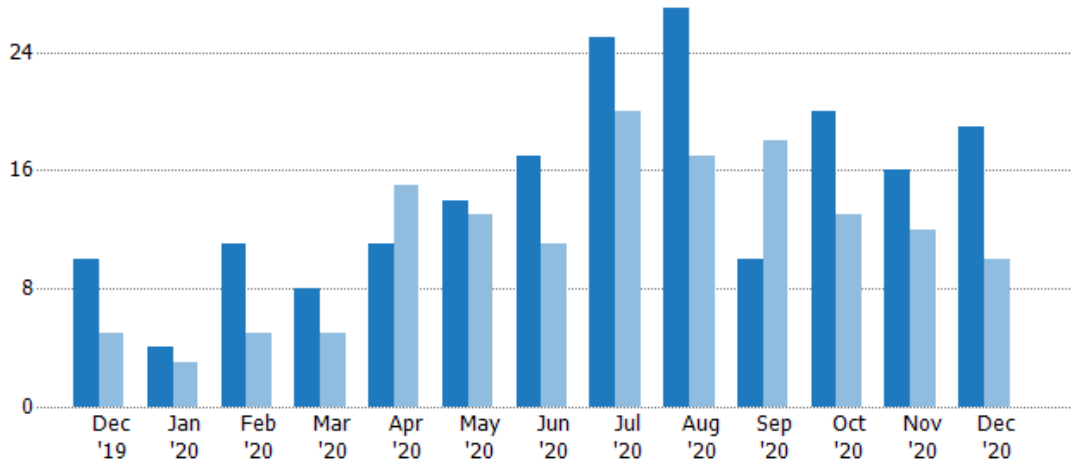
## Closed Sales

The total number of residential properties sold each month.

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	10	4	11	8	11	14	17	25	27	10	20	16	19
Prior Year	5	3	5	5	15	13	11	20	17	18	13	12	10
Percent Change from Prior Year	100%	33%	120%	60%	-27%	8%	55%	25%	59%	-44%	54%	33%	90%

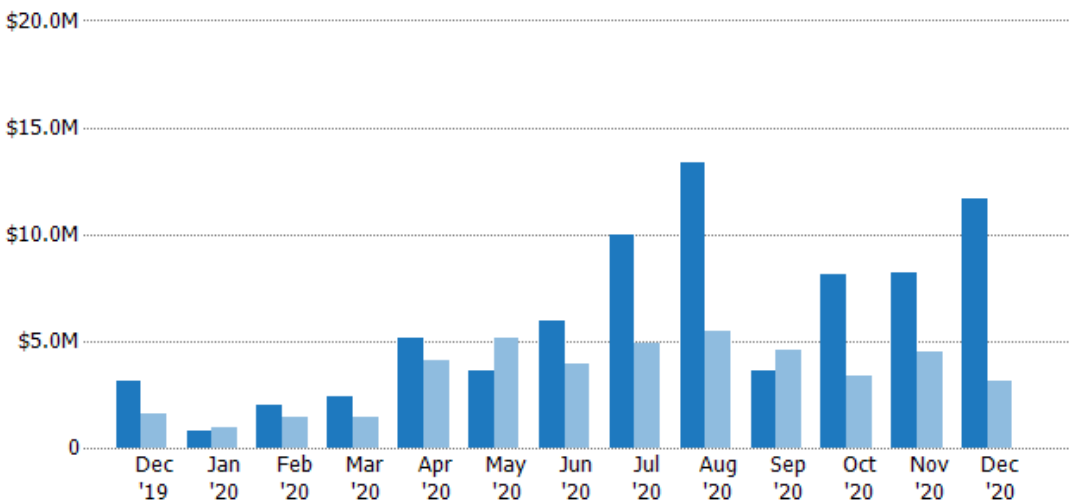
## Closed Sales Volume

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	\$3.14M	\$799K	\$1.96M	\$2.4M	\$5.15M	\$3.59M	\$5.93M	\$9.97M	\$13.3M	\$3.57M	\$8.12M	\$8.16M	\$11.6M
Prior Year	\$1.56M	\$944K	\$1.42M	\$1.44M	\$4.08M	\$5.14M	\$3.92M	\$4.92M	\$5.49M	\$4.59M	\$3.35M	\$4.5M	\$3.14M
Percent Change from Prior Year	101%	-15%	39%	67%	26%	-30%	51%	103%	143%	-22%	142%	81%	270%

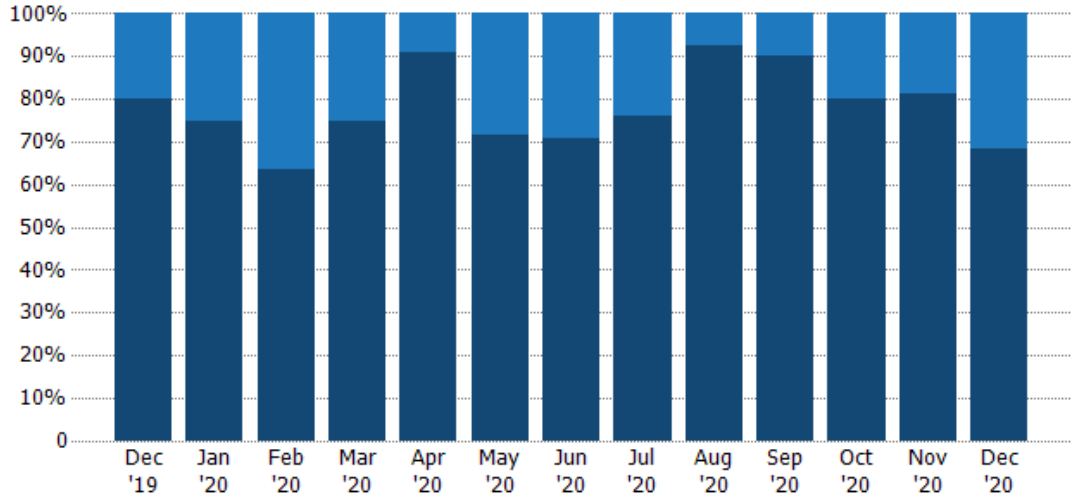
## Closed Sales by Property Type

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



Property Type	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Condo/Townhouse	20%	25%	36%	25%	9%	29%	29%	24%	7%	10%	20%	19%	32%
Single Family Residence	80%	75%	64%	75%	91%	71%	71%	76%	93%	90%	80%	81%	68%

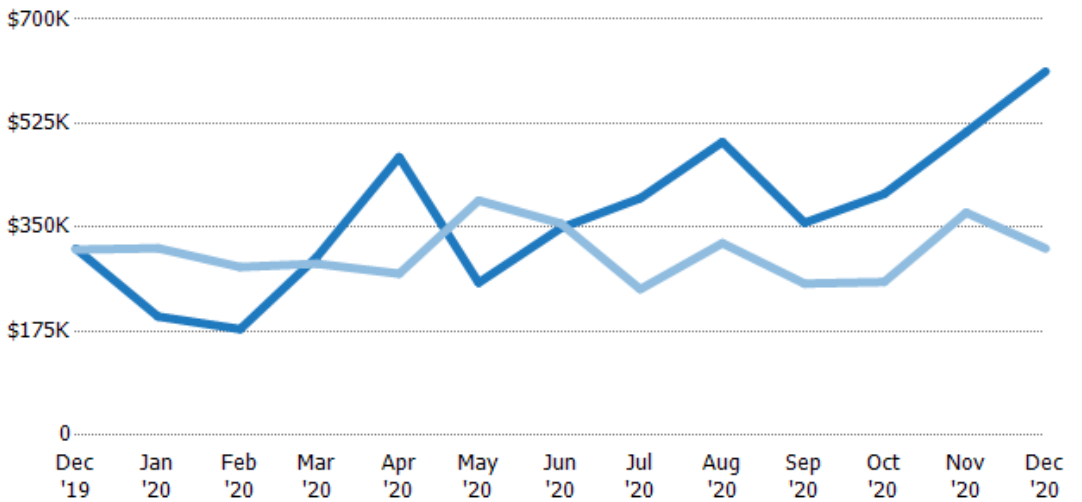
## Average Sales Price

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



Month/Year	Price	% Chg.
Dec '20	\$612K	94.9%
Dec '19	\$314K	0.6%
Dec '18	\$312K	-27%

Property Type	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	\$314K	\$200K	\$179K	\$300K	\$468K	\$257K	\$349K	\$399K	\$494K	\$357K	\$406K	\$510K	\$612K
Prior Year	\$312K	\$315K	\$283K	\$289K	\$272K	\$395K	\$357K	\$246K	\$323K	\$255K	\$258K	\$375K	\$314K
Percent Change from Prior Year	1%	-37%	-37%	4%	72%	-35%	-2%	62%	53%	40%	57%	36%	95%

## Median Sales Price

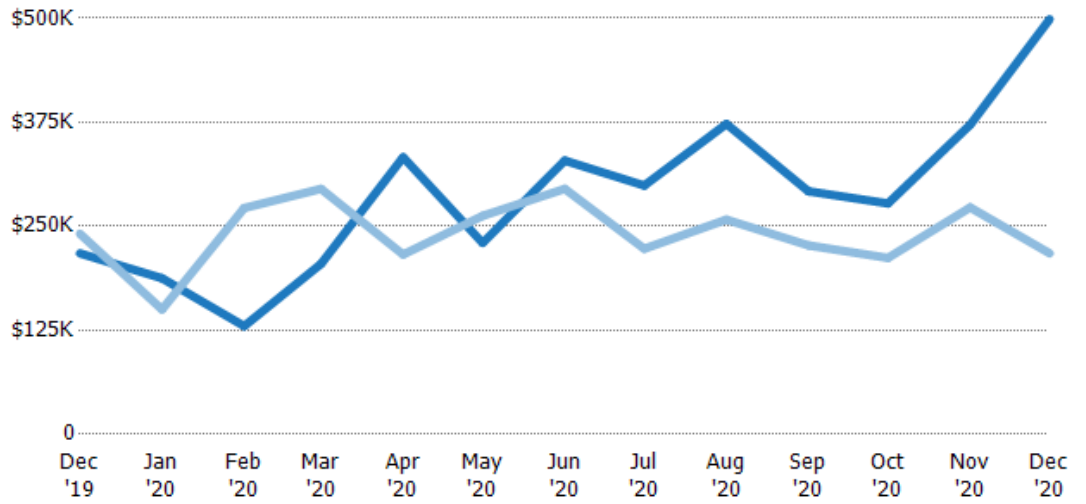
The median sales price of the residential properties sold each month.

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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

Month/Year	Price	% Chg.
Dec '20	\$499K	129.4%
Dec '19	\$218K	-9.8%
Dec '18	\$241K	-4.1%



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Current Year	\$218K	\$188K	\$130K	\$205K	\$333K	\$230K	\$329K	\$299K	\$373K	\$292K	\$278K	\$372K	\$499K
Prior Year	\$241K	\$150K	\$272K	\$295K	\$216K	\$263K	\$295K	\$223K	\$258K	\$227K	\$212K	\$273K	\$218K
Percent Change from Prior Year	-10%	25%	-52%	-31%	54%	-12%	12%	34%	45%	29%	31%	36%	129%

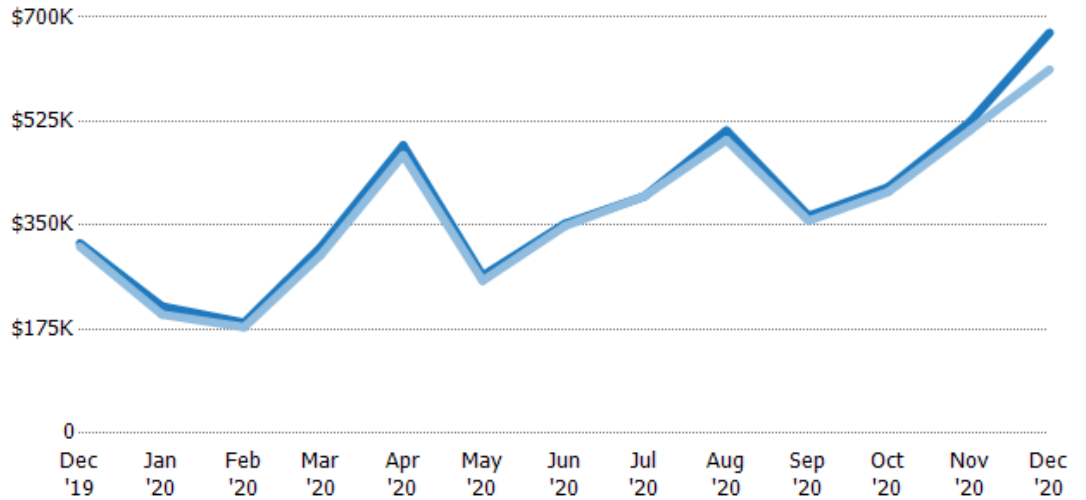
## Average Sales Price vs Average Listing Price

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Avg List Price	\$320K	\$213K	\$186K	\$314K	\$485K	\$265K	\$352K	\$399K	\$509K	\$366K	\$414K	\$524K	\$674K
Avg Sales Price	\$314K	\$200K	\$179K	\$300K	\$468K	\$257K	\$349K	\$399K	\$494K	\$357K	\$406K	\$510K	\$612K
Avg Sales Price as a % of Avg List Price	98%	94%	96%	96%	97%	97%	99%	100%	97%	98%	98%	97%	91%

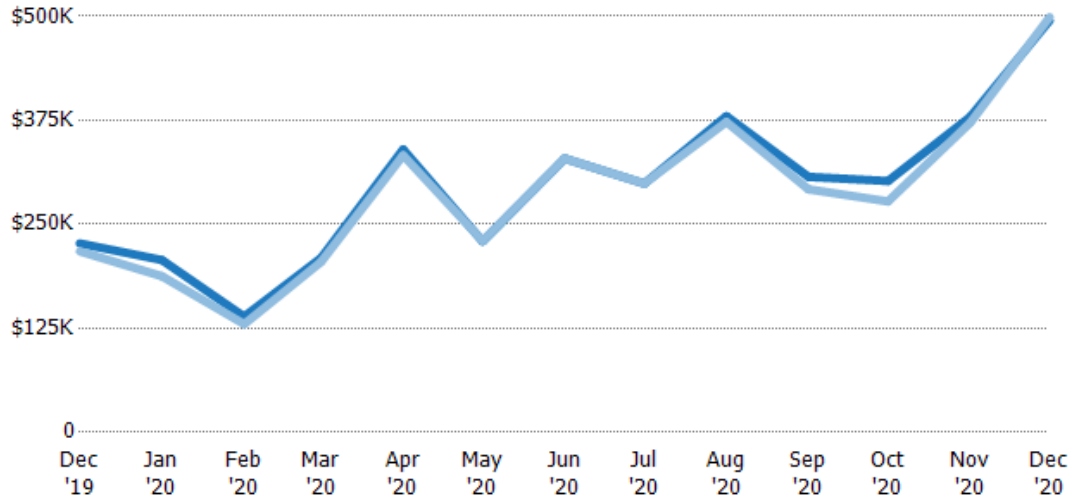
## Median Sales Price vs Median Listing Price

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Median List Price	\$227K	\$207K	\$139K	\$209K	\$340K	\$230K	\$329K	\$299K	\$380K	\$307K	\$302K	\$379K	\$495K
Median Sales Price	\$218K	\$188K	\$130K	\$205K	\$333K	\$230K	\$329K	\$299K	\$373K	\$292K	\$278K	\$372K	\$499K
Med Sales Price as a % of Med List Price	96%	91%	94%	98%	98%	100%	100%	100%	98%	95%	92%	98%	101%

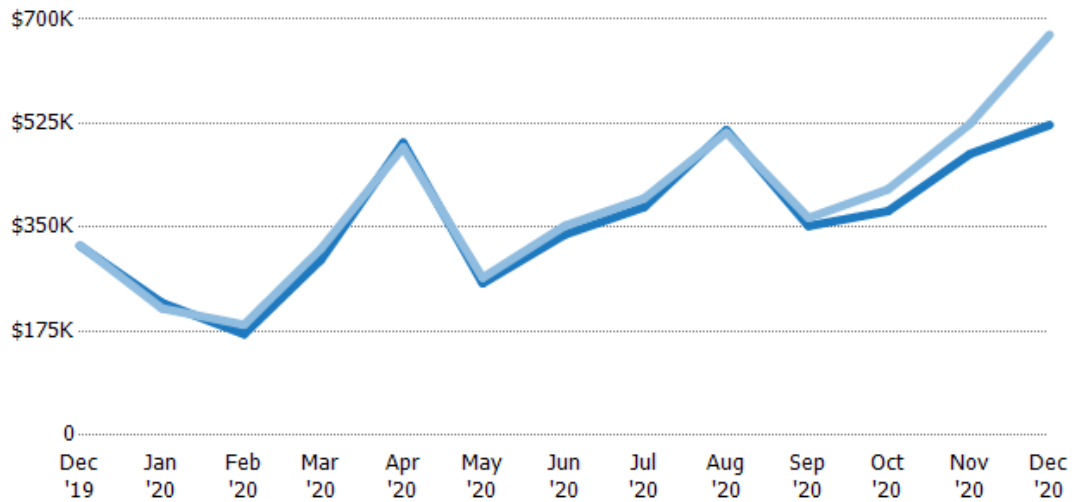
## Average Sales Price vs Average Est Value

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Avg Est Value	\$319K	\$223K	\$170K	\$295K	\$492K	\$256K	\$338K	\$384K	\$514K	\$352K	\$377K	\$474K	\$522K
Avg Sales Price	\$320K	\$213K	\$186K	\$314K	\$485K	\$265K	\$352K	\$399K	\$509K	\$366K	\$414K	\$524K	\$674K
Avg Sales Price as a % of Avg Est Value	100%	96%	109%	106%	98%	104%	104%	104%	99%	104%	110%	111%	129%

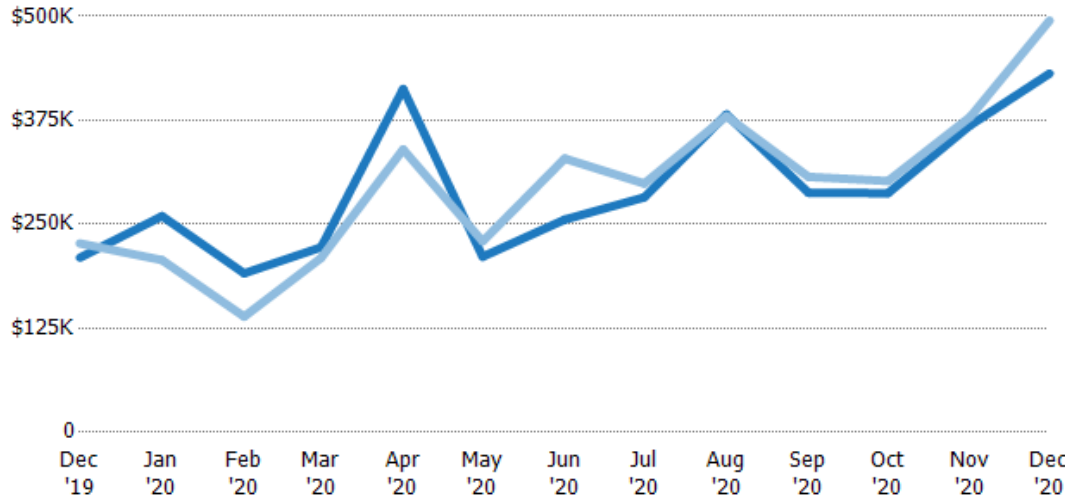
## Median Sales Price vs Median Est Value

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

### Filters Used

ZIP: White River Junction, VT 05001, East Thetford, VT 05043, Norwich, VT 05055, Sharon, VT 05065

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



	Dec '19	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Median Est Value	\$210K	\$260K	\$191K	\$222K	\$413K	\$211K	\$256K	\$282K	\$382K	\$288K	\$287K	\$369K	\$431K
Median Sales Price	\$227K	\$207K	\$139K	\$209K	\$340K	\$230K	\$329K	\$299K	\$380K	\$307K	\$302K	\$379K	\$495K
Med Sales Price as a % of Med Est Value	108%	80%	73%	94%	82%	109%	129%	106%	99%	107%	105%	103%	115%

## Sales Activity by ZIP

Dec 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	10	\$2,446,200	12	\$3,359,800	\$279,983	\$192,000	\$160	\$151	34
05043	1	\$195,000	1	\$515,000	\$515,000	\$515,000	\$360	\$360	202
05055	5	\$2,168,000	6	\$7,757,500	\$1,292,917	\$790,000	\$282	\$257	17

## Sales Activity by Metro Area

Dec 2020

Metro	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
Claremont-Lebanon, NH-VT	20	\$5,999,200	19	\$11,632,300	\$612,226	\$499,000	\$205	\$183	31