

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	Jan 2021	Jan 2020	+ / -	YTD 2021	YTD 2020	+ / -
Listing Activity Charts Metrics						
New Listing Count	6	3	+100%	122	121	+0.8%
New Listing Volume	\$2,977,000	\$1,274,000	+133.7%	\$47,654,000	\$40,090,200	+18.9%
Active Listing Count	12	32	-62.5%	N/A	N/A	
Active Listing Volume	\$6,184,900	\$12,865,000	-51.9%	N/A	N/A	
Average Listing Price	\$515,408	\$402,031	+28.2%	\$457,942	\$432,784	+5.8%
Median Listing Price	\$512,000	\$315,000	+62.5%	\$399,876	\$345,041	+15.9%
Median Days in RPR	91	154	-40.9%	80.14	114.92	-30.3%
Months of Inventory	0.9	6.4	-85.6%	4	8	-50%
Absorption Rate	108.33%	15.63%	+92.7%	25%	12.5%	+12.5%
Sales Activity Charts Metrics						
New Pending Sales Count	9	2	+350%	144	123	+17.1%
New Pending Sales Volume	\$3,694,000	\$414,800	+790.5%	\$52,085,800	\$40,682,600	+28%
Pending Sales Count	13	2	+550%	N/A	N/A	
Pending Sales Volume	\$4,692,900	\$414,800	+1,031.4%	N/A	N/A	
Closed Sales Count	7	3	+133.3%	107	106	+0.9%
Closed Sales Volume	\$2,652,000	\$857,900	+209.1%	\$37,463,440	\$34,723,400	+7.9%
Average Sales Price	\$378,857	\$285,967	+32.5%	\$350,126	\$327,579	+6.9%
Median Sales Price	\$325,000	\$300,000	+8.3%	\$299,436	\$294,429	+1.7%

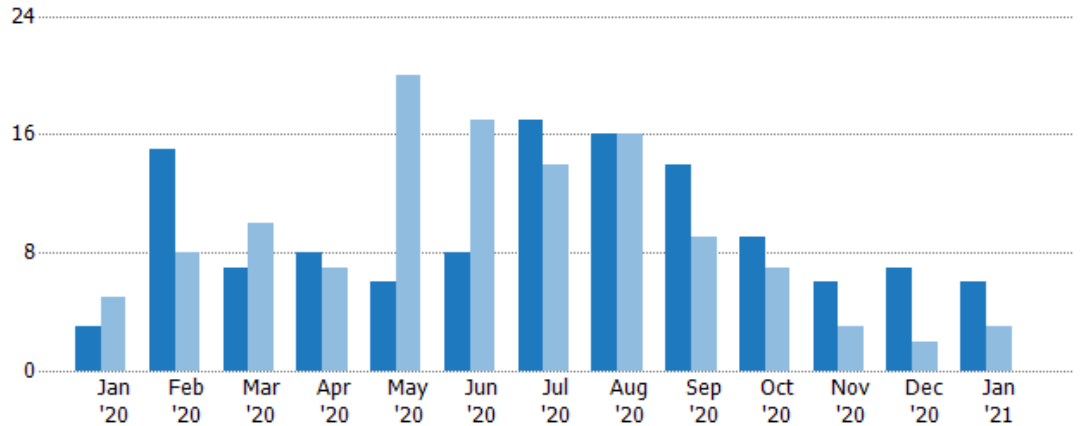
New Listings

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/ Year	Count	% Chg.
Jan '21	6	100%
Jan '20	3	-40%
Jan '19	5	-40%



	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Current Year	3	15	7	8	6	8	17	16	14	9	6	7	6
Prior Year	5	8	10	7	20	17	14	16	9	7	3	2	3
Percent Change from Prior Year	-40%	88%	-30%	14%	-70%	-53%	21%	0%	56%	29%	100%	250%	100%

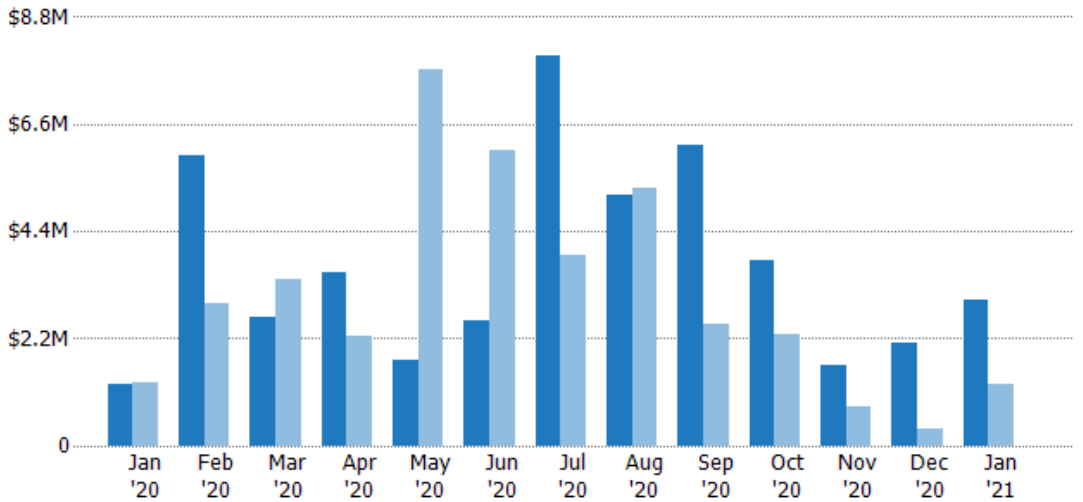
New Listing Volume

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/ Year	Volume	% Chg.
Jan '21	\$2.98M	133.7%
Jan '20	\$1.27M	-3.1%
Jan '19	\$1.32M	-26.6%



	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Current Year	\$1.27M	\$5.96M	\$2.64M	\$3.56M	\$1.78M	\$2.58M	\$8M	\$5.14M	\$6.16M	\$3.79M	\$1.67M	\$2.13M	\$2.98M
Prior Year	\$1.32M	\$2.91M	\$3.42M	\$2.25M	\$7.72M	\$6.05M	\$3.91M	\$5.3M	\$2.51M	\$2.27M	\$823K	\$339K	\$1.27M
Percent Change from Prior Year	-3%	105%	-23%	58%	-77%	-57%	104%	-3%	145%	67%	103%	528%	134%

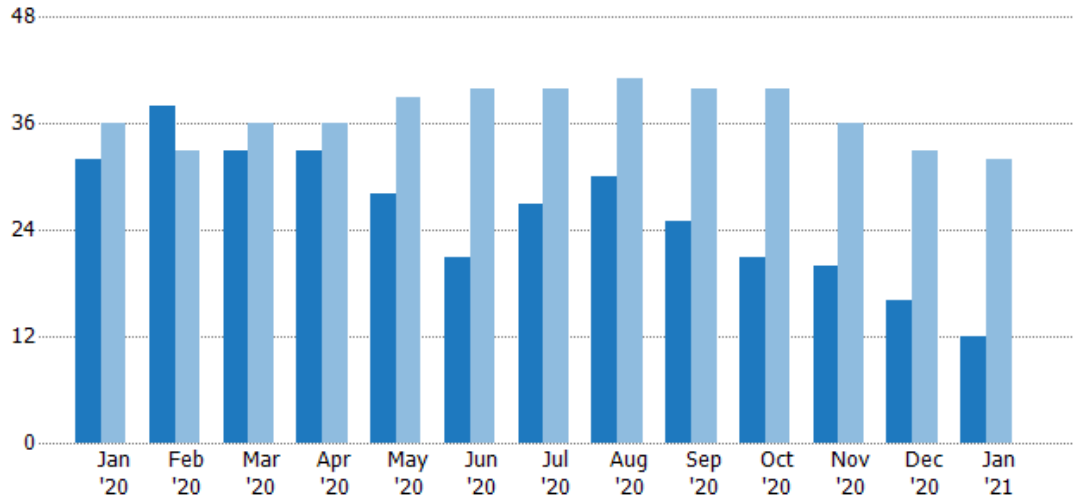
Active Listings

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/ Year	Count	% Chg.
Jan '21	12	-62.5%
Jan '20	32	-11.1%
Jan '19	36	-25%



	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Current Year	32	38	33	33	28	21	27	30	25	21	20	16	12
Prior Year	36	33	36	36	39	40	40	41	40	40	36	33	32
Percent Change from Prior Year	-11%	15%	-8%	-8%	-28%	-48%	-33%	-27%	-38%	-48%	-44%	-52%	-63%

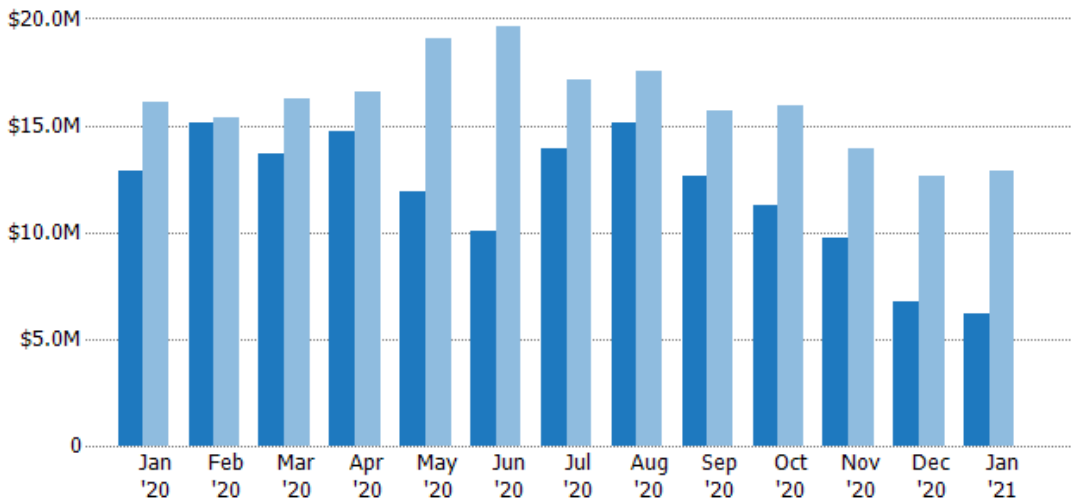
Active Listing Volume

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/ Year	Volume	% Chg.
Jan '21	\$6.18M	-51.9%
Jan '20	\$12.9M	-20.2%
Jan '19	\$16.1M	-27.4%



	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Current Year	\$12.9M	\$15.1M	\$13.7M	\$14.7M	\$11.9M	\$10M	\$13.9M	\$15.1M	\$12.6M	\$11.3M	\$9.7M	\$6.76M	\$6.18M
Prior Year	\$16.1M	\$15.3M	\$16.3M	\$16.6M	\$19.1M	\$19.6M	\$17.1M	\$17.5M	\$15.7M	\$15.9M	\$13.9M	\$12.6M	\$12.9M
Percent Change from Prior Year	-20%	-2%	-16%	-11%	-38%	-49%	-19%	-13%	-20%	-29%	-30%	-46%	-52%

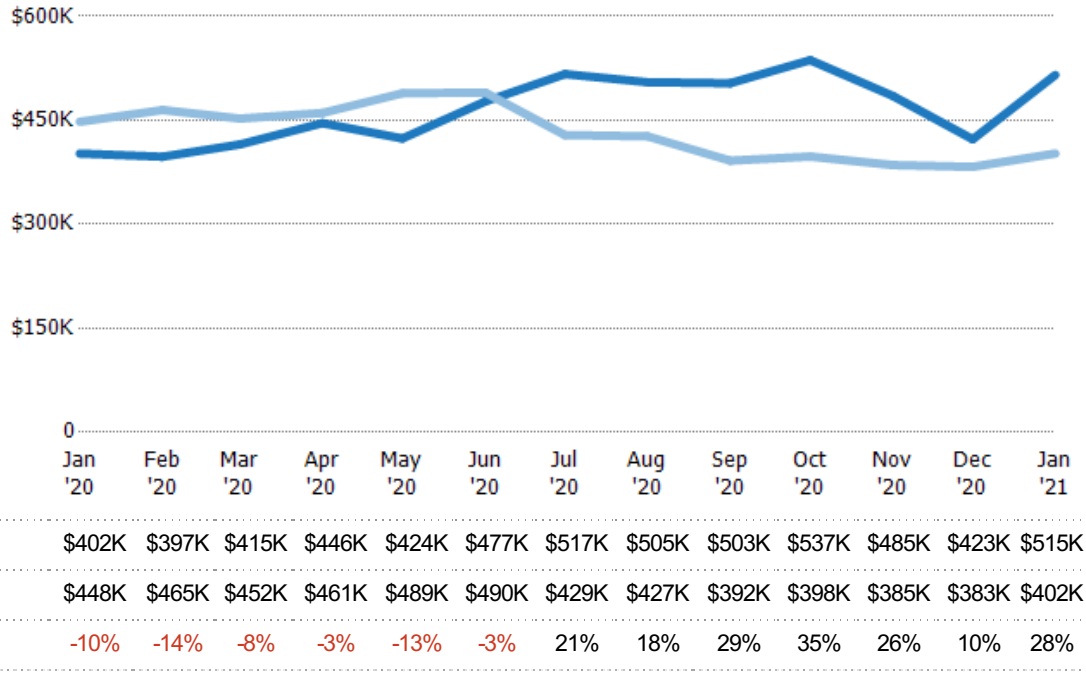
Average Listing Price

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/ Year	Price	% Chg.
Jan '21	\$515K	28.2%
Jan '20	\$402K	-10.2%
Jan '19	\$448K	-3.2%



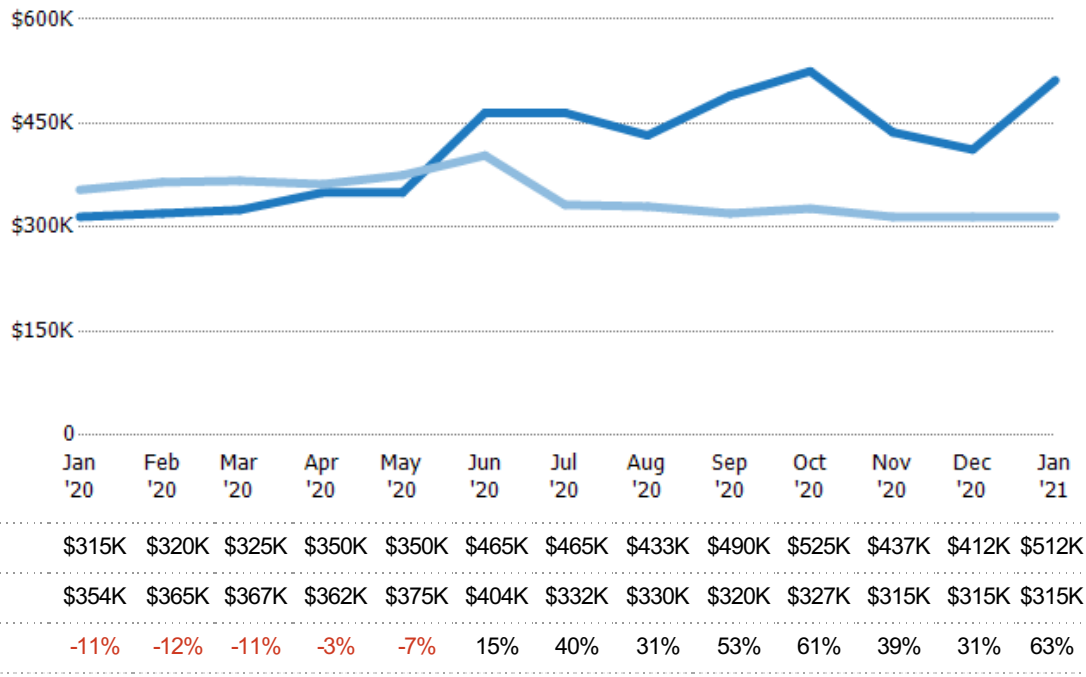
Median Listing Price

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/ Year	Price	% Chg.
Jan '21	\$512K	62.5%
Jan '20	\$315K	-11%
Jan '19	\$354K	-15.4%

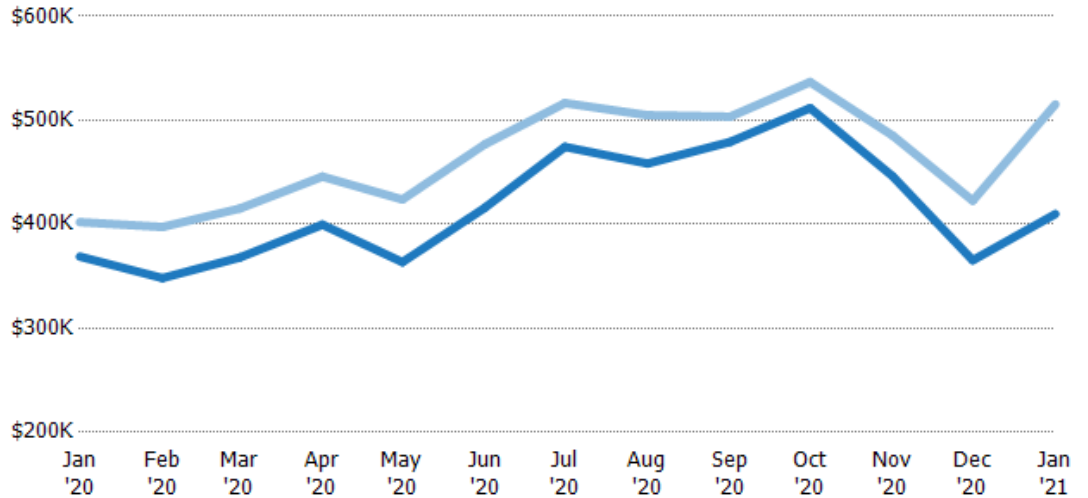


Average Listing Price vs Average Est Value

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



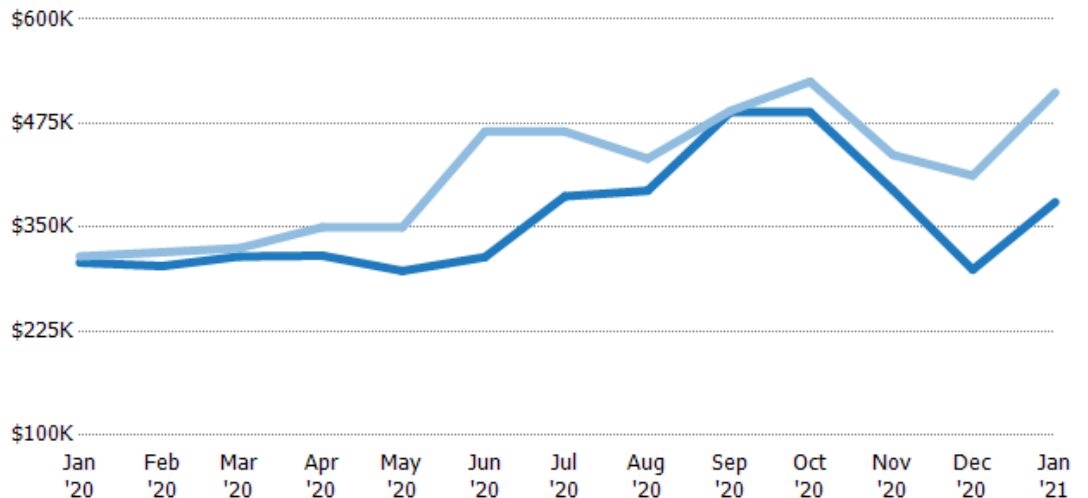
Avg Est Value	\$369K	\$348K	\$368K	\$400K	\$364K	\$416K	\$474K	\$458K	\$479K	\$512K	\$446K	\$365K	\$410K
Avg Listing Price	\$402K	\$397K	\$415K	\$446K	\$424K	\$477K	\$517K	\$505K	\$503K	\$537K	\$485K	\$423K	\$515K
Avg Listing Price as a % of Avg Est Value	109%	114%	113%	112%	117%	115%	109%	110%	105%	105%	109%	116%	126%

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: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



Median Est Value	\$308K	\$303K	\$315K	\$316K	\$298K	\$314K	\$387K	\$394K	\$488K	\$488K	\$395K	\$299K	\$380K
Median Listing Price	\$315K	\$320K	\$325K	\$350K	\$350K	\$465K	\$465K	\$433K	\$490K	\$525K	\$437K	\$412K	\$512K
Med Listing Price as a % of Med Est Value	102%	105%	103%	111%	118%	148%	120%	110%	100%	108%	111%	138%	135%

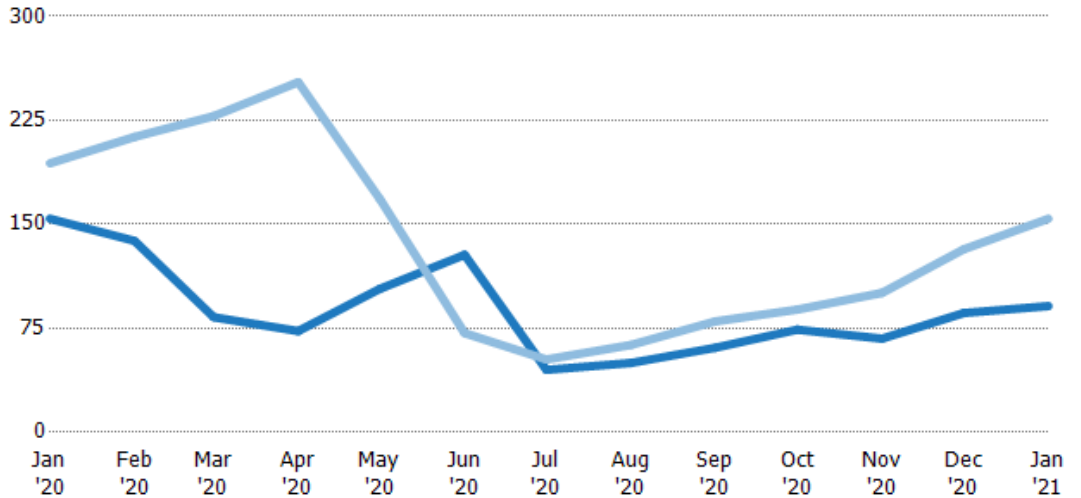
Median Days in RPR

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: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/Year	Days	% Chg.
Jan '21	91	-40.9%
Jan '20	154	-20.6%
Jan '19	194	16.5%



	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Current Year	154	138	83	73	104	128	45	50	61	74	67.5	86	91
Prior Year	194	213	228	253	168	71.5	52.5	63	80	88.5	101	132	154
Percent Change from Prior Year	-21%	-35%	-64%	-71%	-38%	79%	-14%	-21%	-24%	-16%	-33%	-35%	-41%

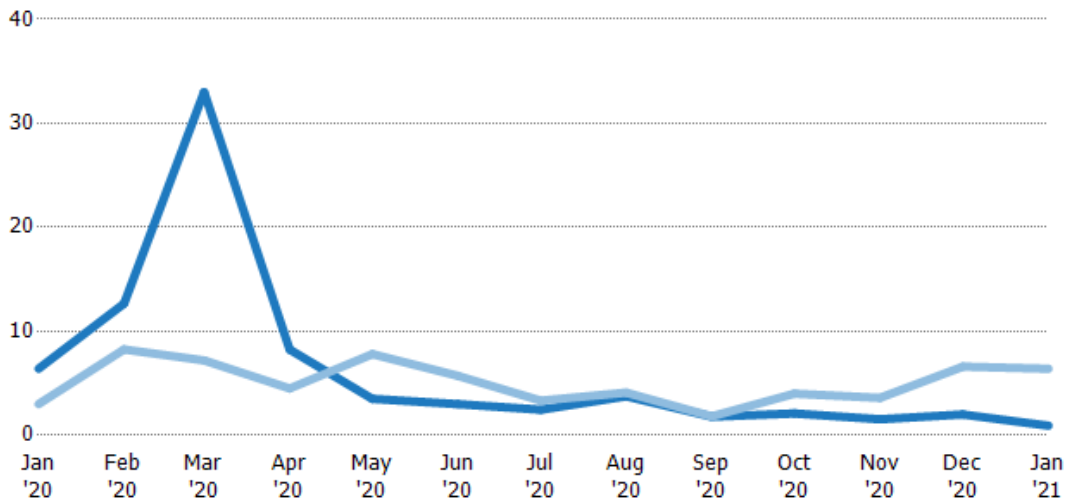
Months of Inventory

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/Year	Months	% Chg.
Jan '21	0.92	-85.6%
Jan '20	6.4	113.3%
Jan '19	3	50%



	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Current Year	6.4	12.7	33	8.25	3.5	3	2.45	3.75	1.79	2.1	1.54	2	0.92
Prior Year	3	8.25	7.2	4.5	7.8	5.71	3.33	4.1	1.82	4	3.6	6.6	6.4
Percent Change from Prior Year	113%	54%	358%	83%	-55%	-47%	-26%	-9%	-2%	-48%	-57%	-70%	-86%

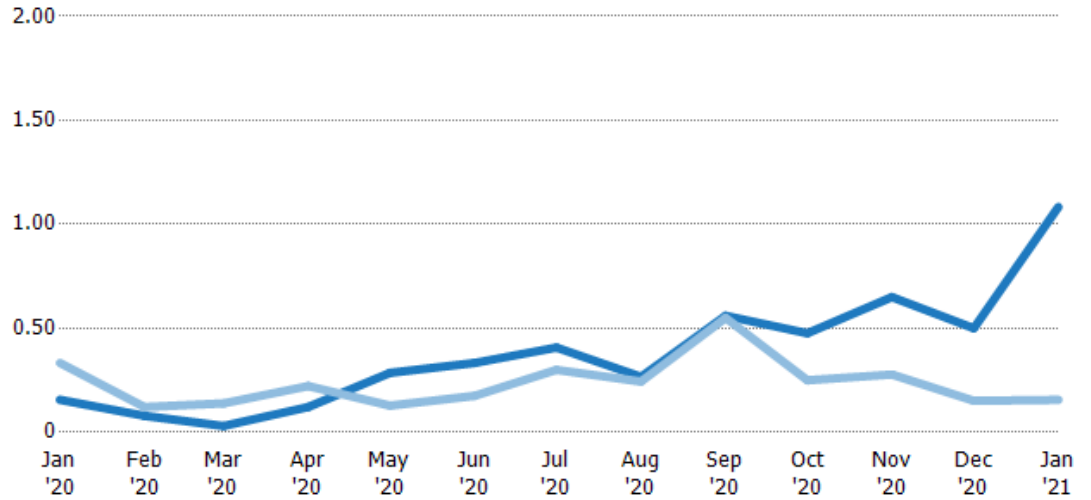
Absorption Rate

The percentage of inventory sold per month.

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/ Year	Rate	Chg.
Jan '21	108%	-92.7%
Jan '20	16%	17.7%
Jan '19	33%	-33.3%



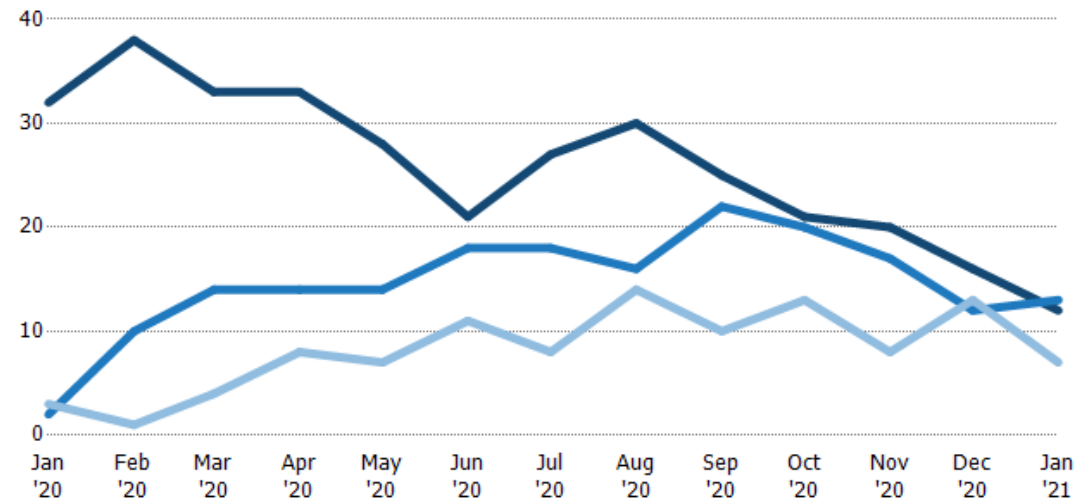
Current Year	16%	8%	3%	12%	29%	33%	41%	27%	56%	48%	65%	50%	108%
Prior Year	33%	12%	14%	22%	13%	18%	30%	24%	55%	25%	28%	15%	16%
Change from Prior Year	18%	4%	11%	10%	-16%	-16%	-11%	-2%	-1%	-23%	-37%	-35%	-93%

Active/Pending/Sold Units

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



Active	32	38	33	33	28	21	27	30	25	21	20	16	12
Pending	2	10	14	14	14	18	18	16	22	20	17	12	13
Sold	3	1	4	8	7	11	8	14	10	13	8	13	7

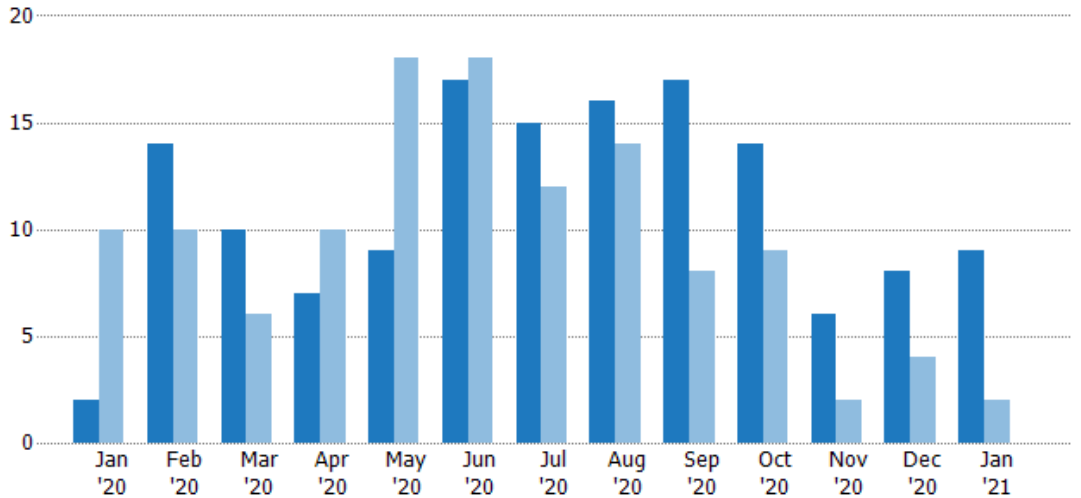
New Pending Sales

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/Year	Count	% Chg.
Jan '21	9	350%
Jan '20	2	-80%
Jan '19	10	-40%



Current Year	2	14	10	7	9	17	15	16	17	14	6	8	9
Prior Year	10	10	6	10	18	18	12	14	8	9	2	4	2
Percent Change from Prior Year	-80%	40%	67%	-30%	-50%	-6%	25%	14%	113%	56%	200%	100%	350%

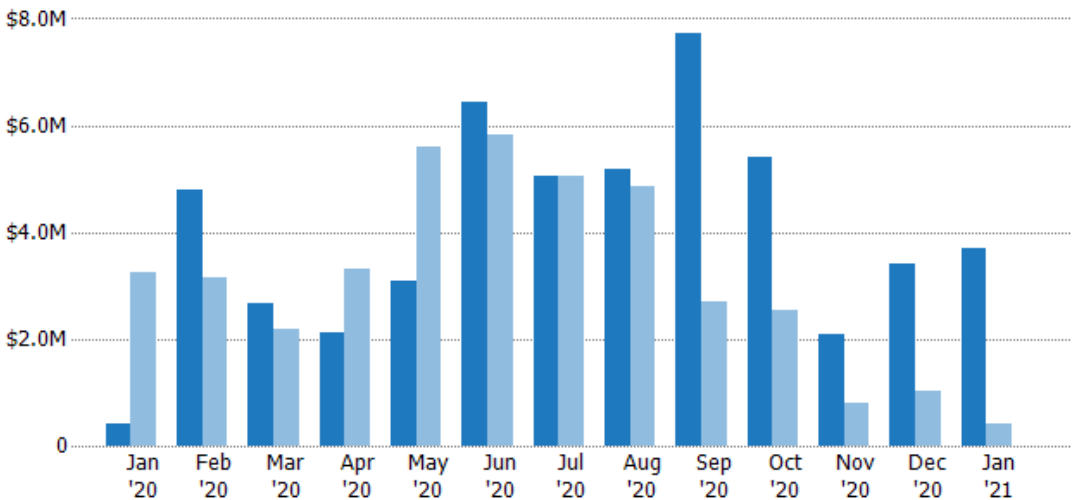
New Pending Sales Volume

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/Year	Volume	% Chg.
Jan '21	\$3.69M	790.5%
Jan '20	\$415K	-87.2%
Jan '19	\$3.25M	-41.3%



Current Year	\$415K	\$4.79M	\$2.68M	\$2.12M	\$3.09M	\$6.42M	\$5.05M	\$5.18M	\$7.73M	\$5.41M	\$2.1M	\$3.41M	\$3.69M
Prior Year	\$3.25M	\$3.15M	\$2.2M	\$3.32M	\$5.59M	\$5.82M	\$5.06M	\$4.86M	\$2.69M	\$2.52M	\$785K	\$1.02M	\$415K
Percent Change from Prior Year	-87%	52%	22%	-36%	-45%	10%	0%	7%	188%	114%	167%	233%	791%

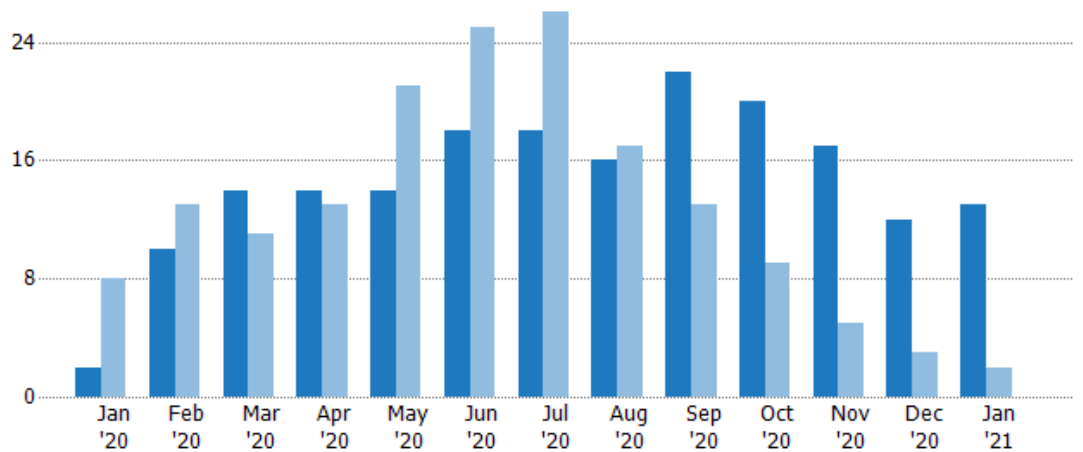
Pending Sales

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/Year	Count	% Chg.
Jan '21	13	550%
Jan '20	2	-75%
Jan '19	8	0%



	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Current Year	2	10	14	14	14	18	18	16	22	20	17	12	13
Prior Year	8	13	11	13	21	25	26	17	13	9	5	3	2
Percent Change from Prior Year	-75%	-23%	27%	8%	-33%	-28%	-31%	-6%	69%	122%	240%	300%	550%

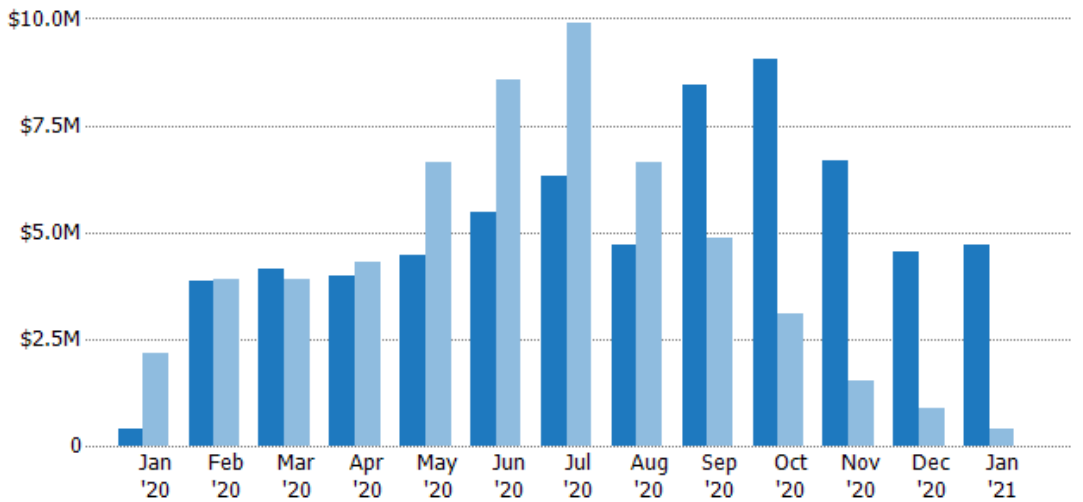
Pending Sales Volume

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/Year	Volume	% Chg.
Jan '21	\$4.69M	1,031.4%
Jan '20	\$415K	-80.8%
Jan '19	\$2.16M	26.3%



	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Current Year	\$415K	\$3.85M	\$4.13M	\$3.99M	\$4.46M	\$5.48M	\$6.31M	\$4.72M	\$8.45M	\$9.05M	\$6.67M	\$4.54M	\$4.69M
Prior Year	\$2.16M	\$3.9M	\$3.89M	\$4.31M	\$6.64M	\$8.56M	\$9.91M	\$6.63M	\$4.86M	\$3.09M	\$1.54M	\$899K	\$415K
Percent Change from Prior Year	-81%	-1%	6%	-7%	-33%	-36%	-36%	-29%	74%	193%	332%	405%	1,031%

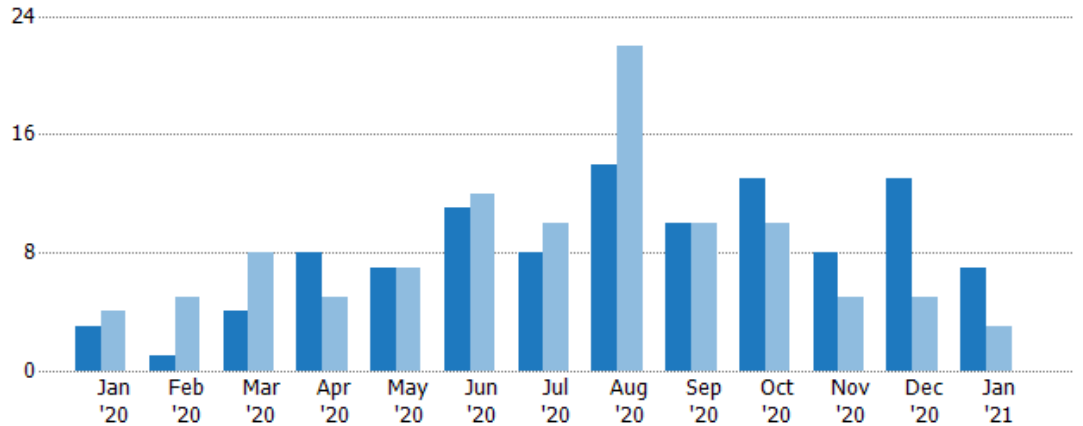
Closed Sales

The total number of residential properties sold each month.

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/ Year	Count	% Chg.
Jan '21	7	133.3%
Jan '20	3	-25%
Jan '19	4	25%



	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Current Year	3	1	4	8	7	11	8	14	10	13	8	13	7
Prior Year	4	5	8	5	7	12	10	22	10	10	5	5	3
Percent Change from Prior Year	-25%	-80%	-50%	60%	0%	-8%	-20%	-36%	0%	30%	60%	160%	133%

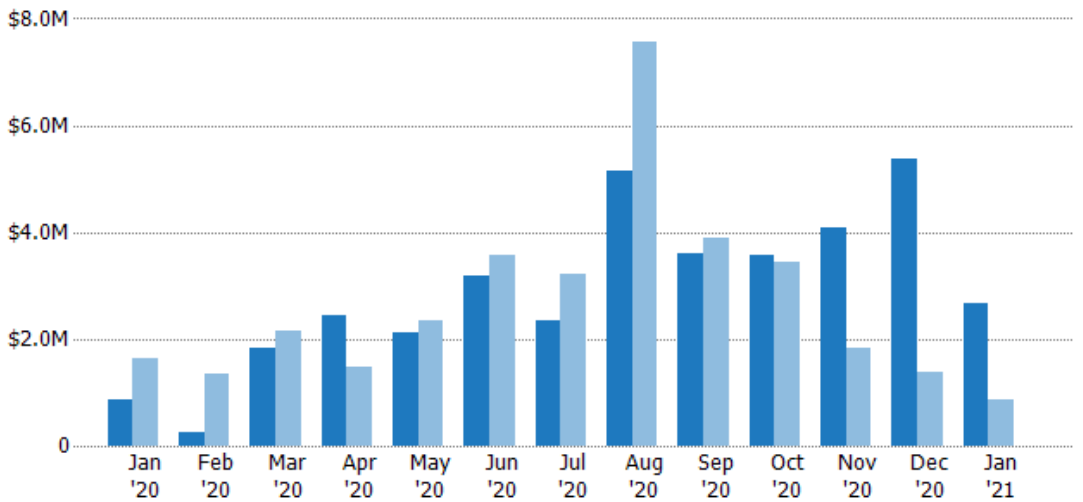
Closed Sales Volume

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/ Year	Volume	% Chg.
Jan '21	\$2.65M	209.1%
Jan '20	\$858K	-47.8%
Jan '19	\$1.65M	-18.4%



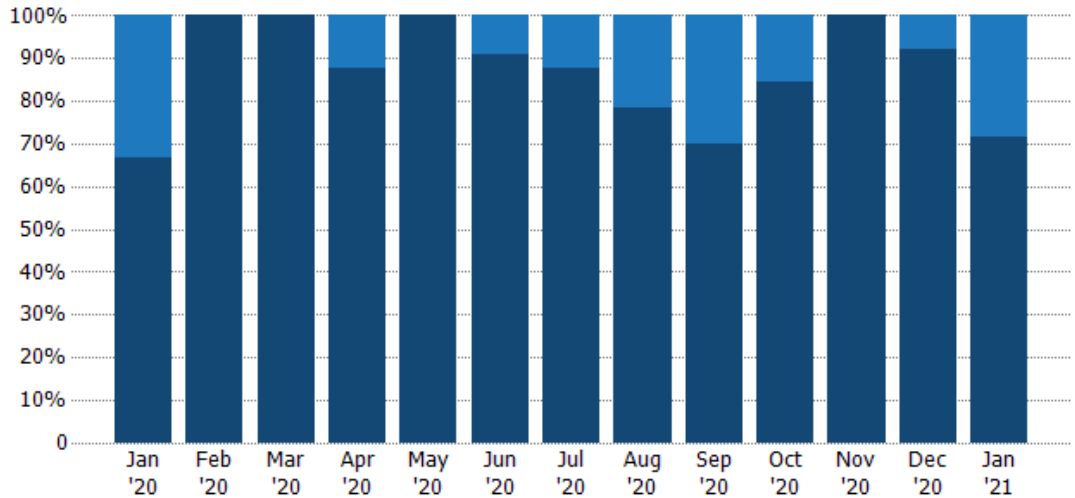
	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Current Year	\$858K	\$240K	\$1.84M	\$2.44M	\$2.11M	\$3.2M	\$2.35M	\$5.16M	\$3.59M	\$3.56M	\$4.08M	\$5.39M	\$2.65M
Prior Year	\$1.65M	\$1.34M	\$2.15M	\$1.48M	\$2.35M	\$3.58M	\$3.21M	\$7.57M	\$3.89M	\$3.44M	\$1.83M	\$1.38M	\$858K
Percent Change from Prior Year	-48%	-82%	-15%	65%	-10%	-11%	-27%	-32%	-8%	4%	123%	291%	209%

Closed Sales by Property Type

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



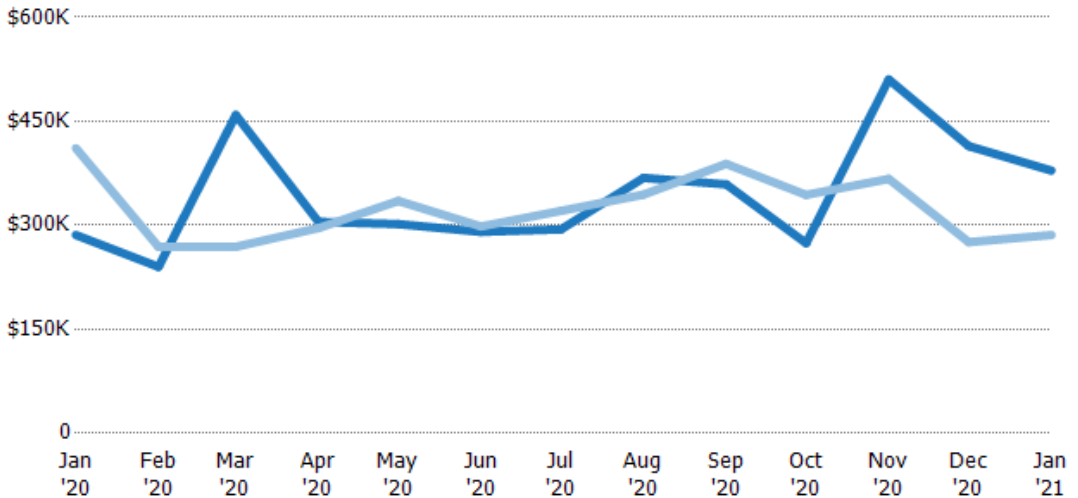
Property Type	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Condo/Townhouse	33%	-	-	13%	-	9%	13%	21%	30%	15%	-	8%	29%
Single Family Residence	67%	100%	100%	88%	100%	91%	88%	79%	70%	85%	100%	92%	71%

Average Sales Price

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



Month/Year	Price	% Chg.
Jan '21	\$379K	32.5%
Jan '20	\$286K	-30.5%
Jan '19	\$411K	-34.8%

Property Type	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Current Year	\$286K	\$240K	\$459K	\$305K	\$302K	\$291K	\$294K	\$368K	\$359K	\$274K	\$510K	\$414K	\$379K
Prior Year	\$411K	\$269K	\$269K	\$296K	\$335K	\$298K	\$321K	\$344K	\$389K	\$344K	\$367K	\$276K	\$286K
Percent Change from Prior Year	-30%	-11%	71%	3%	-10%	-3%	-8%	7%	-8%	-20%	39%	50%	32%

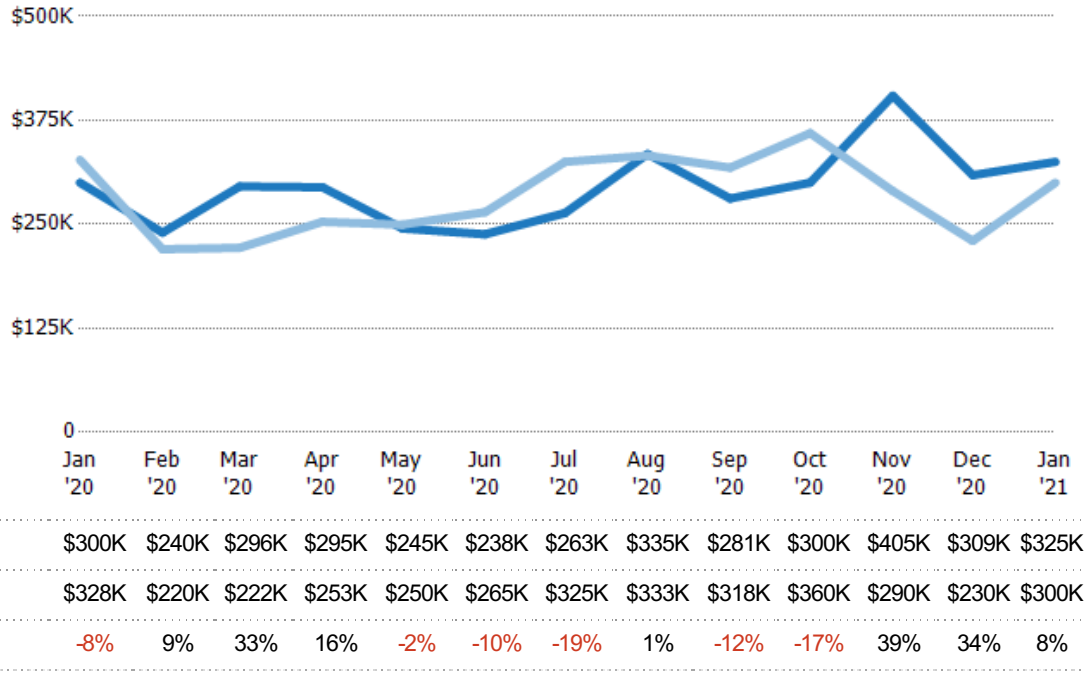
Median Sales Price

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

Month/ Year	Price	% Chg.
Jan '21	\$325K	8.3%
Jan '20	\$300K	-8.4%
Jan '19	\$328K	-31.6%

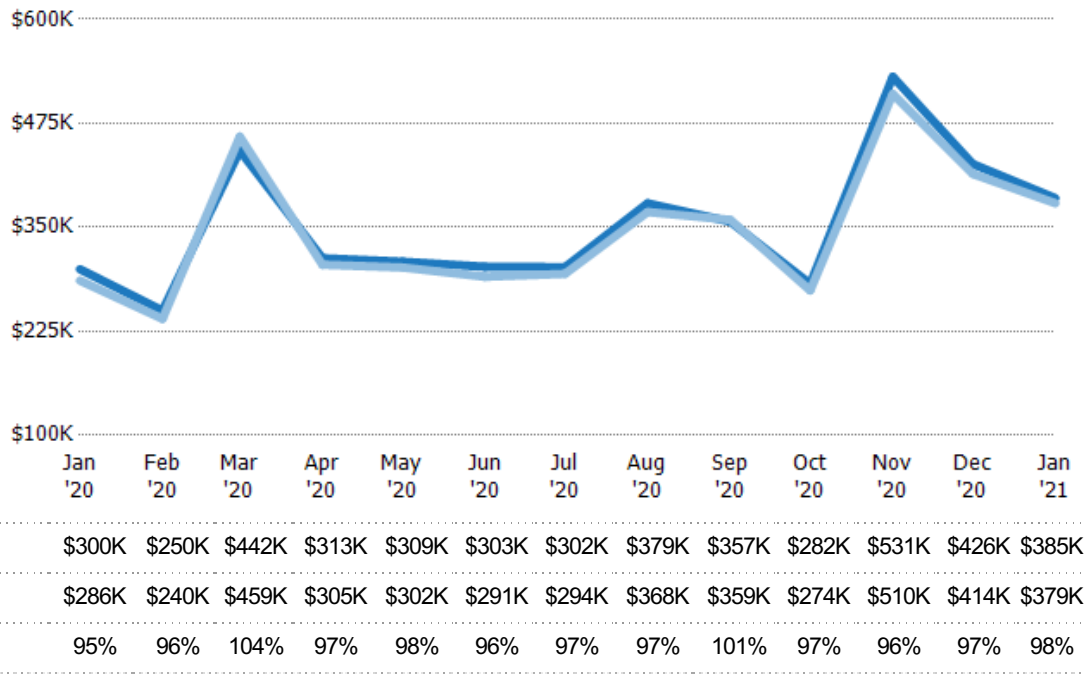


Average Sales Price vs Average Listing Price

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence

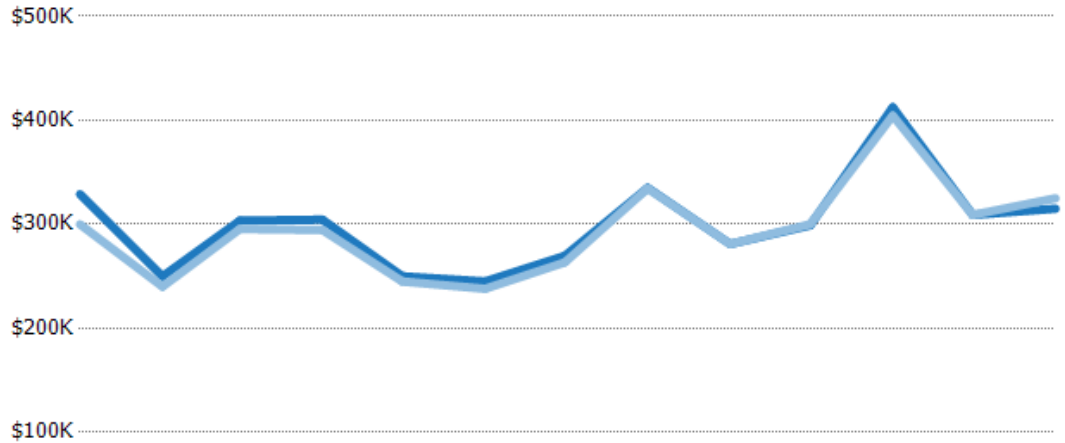


Median Sales Price vs Median Listing Price

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

Filters Used

ZIP: Middlebury, VT 05753
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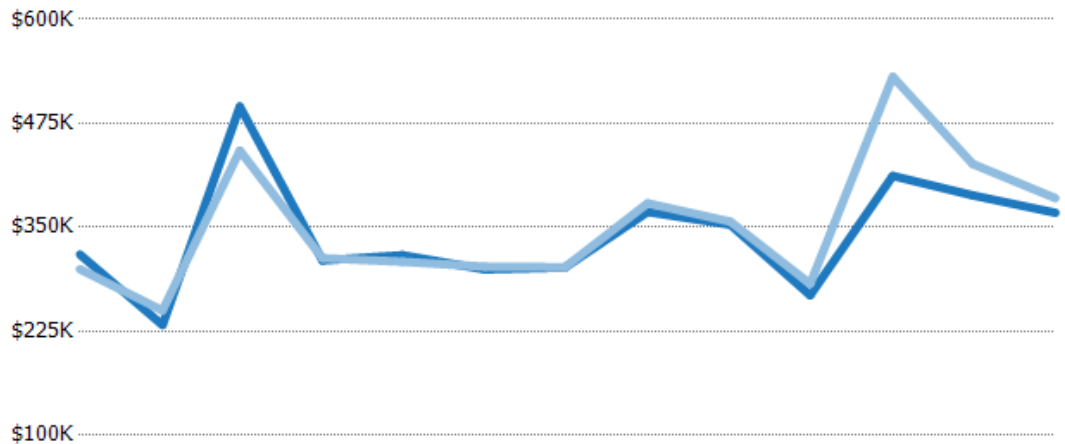
	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Median List Price	\$329K	\$250K	\$304K	\$304K	\$250K	\$245K	\$270K	\$335K	\$281K	\$299K	\$413K	\$309K	\$315K
Median Sales Price	\$300K	\$240K	\$296K	\$295K	\$245K	\$238K	\$263K	\$335K	\$281K	\$300K	\$405K	\$309K	\$325K
Med Sales Price as a % of Med List Price	91%	96%	97%	97%	98%	97%	98%	100%	100%	100%	98%	100%	103%

Average Sales Price vs Average Est Value

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
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 Family Residence



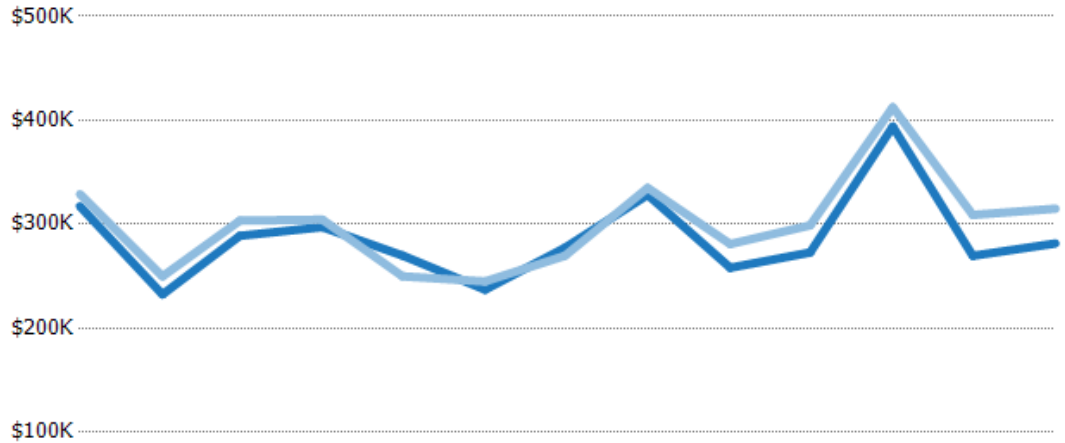
	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Avg Est Value	\$317K	\$233K	\$495K	\$310K	\$316K	\$299K	\$302K	\$368K	\$353K	\$268K	\$412K	\$388K	\$367K
Avg Sales Price	\$300K	\$250K	\$442K	\$313K	\$309K	\$303K	\$302K	\$379K	\$357K	\$282K	\$531K	\$426K	\$385K
Avg Sales Price as a % of Avg Est Value	94%	107%	89%	101%	98%	101%	100%	103%	101%	105%	129%	110%	105%

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: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt, Single
 Family Residence



	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Median Est Value	\$317K	\$233K	\$289K	\$297K	\$270K	\$237K	\$277K	\$328K	\$258K	\$273K	\$394K	\$270K	\$282K
Median Sales Price	\$329K	\$250K	\$304K	\$304K	\$250K	\$245K	\$270K	\$335K	\$281K	\$299K	\$413K	\$309K	\$315K
Med Sales Price as a % of Med Est Value	104%	107%	105%	102%	93%	103%	97%	102%	109%	110%	105%	115%	112%