

## 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	+ / -
<b>Listing Activity Charts Metrics</b>						
New Listing Count	3	5	-40%	75	93	-19.4%
New Listing Volume	\$1,185,000	\$1,082,000	+9.5%	\$33,787,621	\$28,871,200	+17%
Active Listing Count	13	39	-66.7%	N/A	N/A	
Active Listing Volume	\$12,095,900	\$15,199,300	-20.4%	N/A	N/A	
Average Listing Price	\$930,454	\$389,726	+138.7%	\$540,288	\$348,993	+54.8%
Median Listing Price	\$470,000	\$299,000	+57.2%	\$349,251	\$289,924	+20.5%
Median Days in RPR	81	158	-48.7%	129.31	129.31	+0%
Months of Inventory	1.6	9.8	-83.3%	13	7.8	+66.7%
Absorption Rate	61.54%	10.26%	+51.3%	7.69%	12.82%	-5.1%
<b>Sales Activity Charts Metrics</b>						
New Pending Sales Count	5	9	-44.4%	102	76	+34.2%
New Pending Sales Volume	\$2,438,000	\$2,654,000	-8.1%	\$36,315,021	\$21,159,300	+71.6%
Pending Sales Count	8	6	+33.3%	N/A	N/A	
Pending Sales Volume	\$3,368,000	\$1,180,000	+185.4%	N/A	N/A	
Closed Sales Count	5	1	+400%	71	63	+12.7%
Closed Sales Volume	\$3,169,000	\$230,000	+1,277.8%	\$24,633,521	\$16,091,725	+53.1%
Average Sales Price	\$633,800	\$230,000	+175.6%	\$346,951	\$255,424	+35.8%
Median Sales Price	\$568,000	\$230,000	+147%	\$310,341	\$234,475	+32.4%

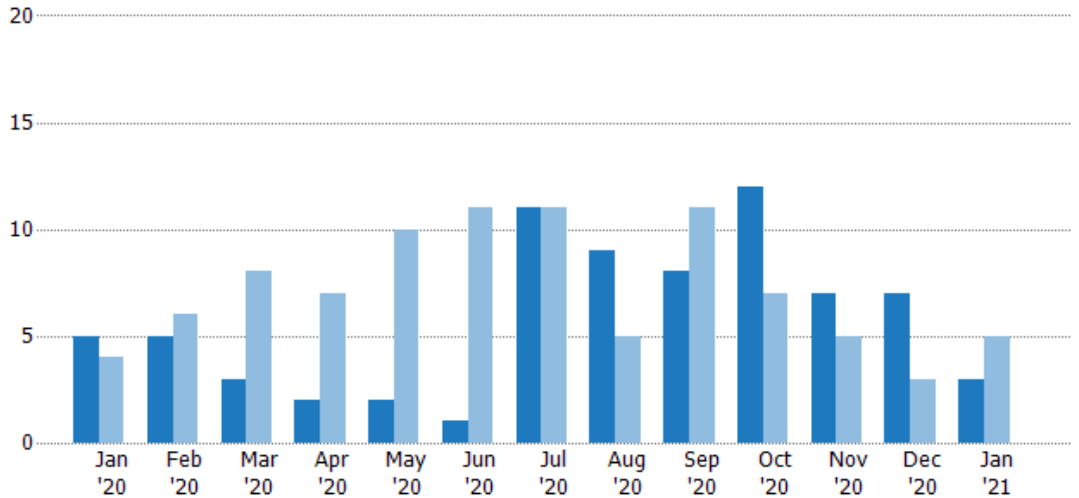
## New Listings

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

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/ Year	Count	% Chg.
Jan '21	3	-40%
Jan '20	5	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	5	5	3	2	2	1	11	9	8	12	7	7	3
Prior Year	4	6	8	7	10	11	11	5	11	7	5	3	5
Percent Change from Prior Year	25%	-17%	-63%	-71%	-80%	-91%	0%	80%	-27%	71%	40%	133%	-40%

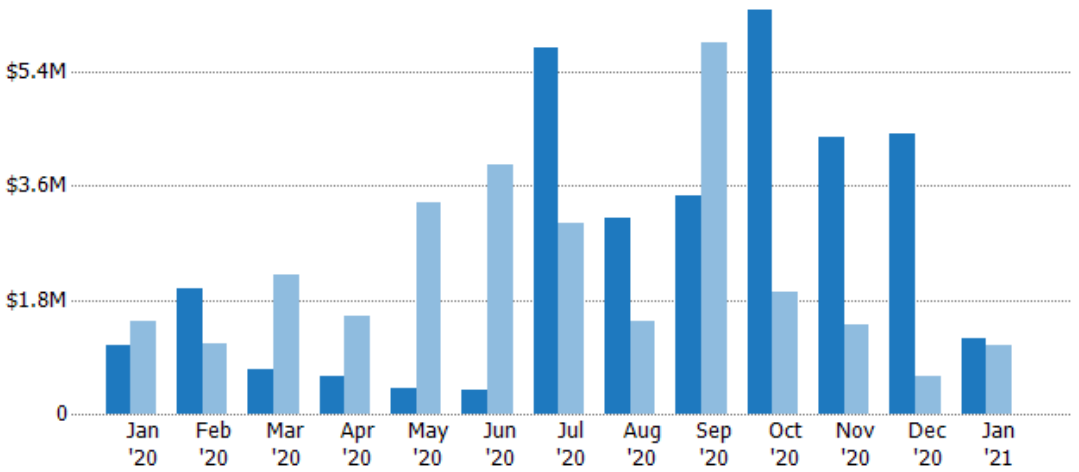
## New Listing Volume

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

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/ Year	Volume	% Chg.
Jan '21	\$1.19M	9.5%
Jan '20	\$1.08M	-25.8%
Jan '19	\$1.46M	-6.4%



	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	\$1.08M	\$1.99M	\$703K	\$589K	\$400K	\$375K	\$5.77M	\$3.08M	\$3.44M	\$6.39M	\$4.38M	\$4.41M	\$1.19M
Prior Year	\$1.46M	\$1.11M	\$2.2M	\$1.53M	\$3.32M	\$3.92M	\$3.02M	\$1.45M	\$5.85M	\$1.92M	\$1.41M	\$585K	\$1.08M
Percent Change from Prior Year	-26%	80%	-68%	-62%	-88%	-90%	91%	112%	-41%	233%	210%	654%	10%

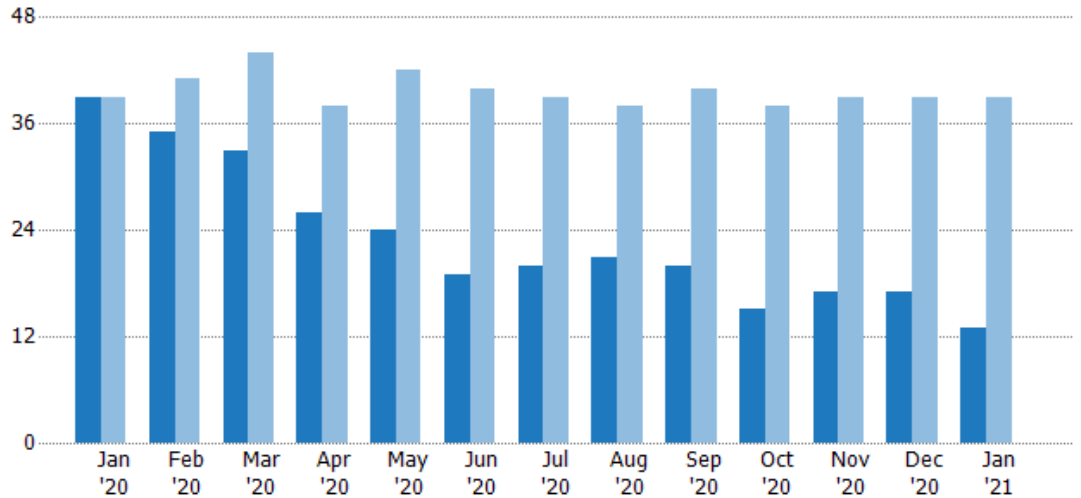
## Active Listings

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

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/ Year	Count	% Chg.
Jan '21	13	-66.7%
Jan '20	39	0%
Jan '19	39	-20.5%



Current Year	39	35	33	26	24	19	20	21	20	15	17	17	13
Prior Year	39	41	44	38	42	40	39	38	40	38	39	39	39
Percent Change from Prior Year	0%	-15%	-25%	-32%	-43%	-53%	-49%	-45%	-50%	-61%	-56%	-56%	-67%

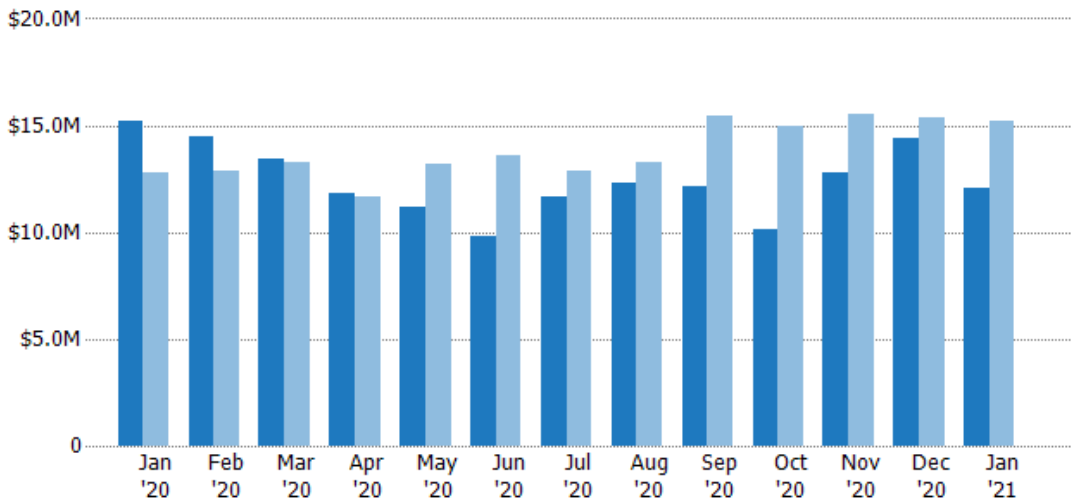
## Active Listing Volume

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

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/ Year	Volume	% Chg.
Jan '21	\$12.1M	-20.4%
Jan '20	\$15.2M	19.2%
Jan '19	\$12.8M	4.4%



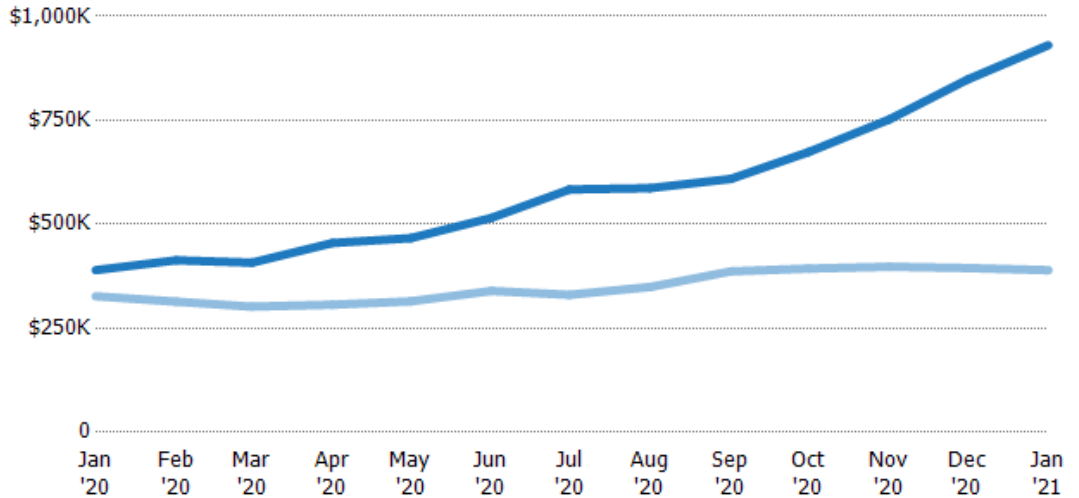
Current Year	\$15.2M	\$14.5M	\$13.5M	\$11.8M	\$11.2M	\$9.79M	\$11.7M	\$12.3M	\$12.2M	\$10.1M	\$12.8M	\$14.4M	\$12.1M
Prior Year	\$12.8M	\$12.9M	\$13.3M	\$11.7M	\$13.2M	\$13.6M	\$12.9M	\$13.3M	\$15.5M	\$15M	\$15.5M	\$15.4M	\$15.2M
Percent Change from Prior Year	19%	12%	1%	2%	-15%	-28%	-9%	-7%	-21%	-32%	-18%	-6%	-20%

## Average Listing Price

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

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



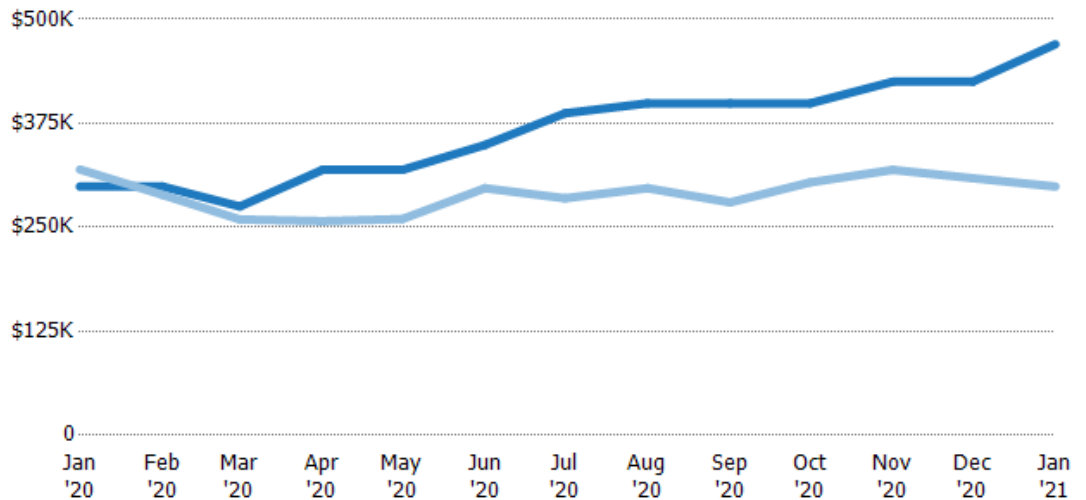
Month/Year	Current Year Price	Prior Year Price	Percent Change from Prior Year
Jan '20	\$390K	\$327K	19%
Feb '20	\$414K	\$314K	32%
Mar '20	\$408K	\$302K	35%
Apr '20	\$455K	\$307K	48%
May '20	\$467K	\$315K	48%
Jun '20	\$515K	\$340K	52%
Jul '20	\$584K	\$331K	77%
Aug '20	\$587K	\$349K	68%
Sep '20	\$609K	\$387K	57%
Oct '20	\$674K	\$393K	71%
Nov '20	\$752K	\$398K	89%
Dec '20	\$848K	\$395K	115%
Jan '21	\$930K	\$390K	139%

## Median Listing Price

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

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



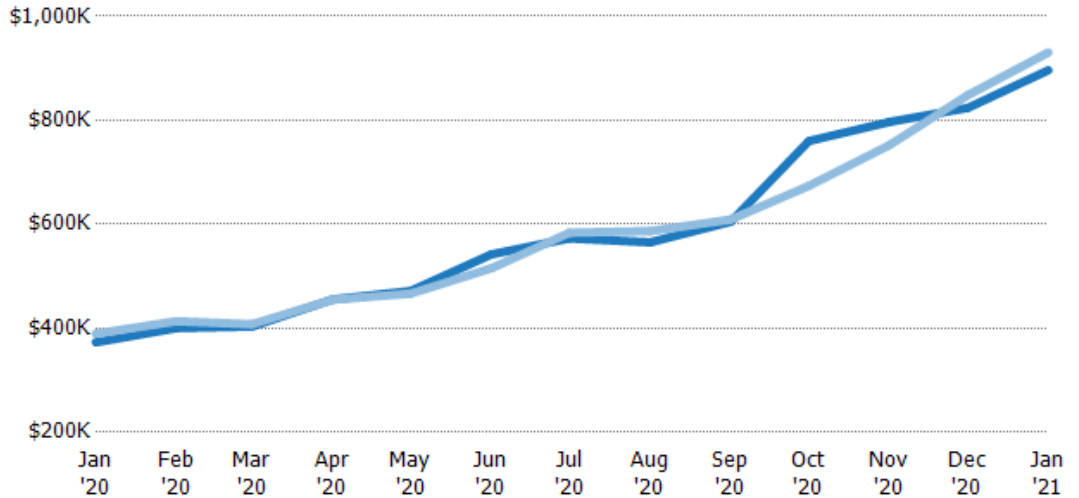
Month/Year	Current Year Price	Prior Year Price	Percent Change from Prior Year
Jan '20	\$299K	\$320K	-6%
Feb '20	\$299K	\$289K	3%
Mar '20	\$275K	\$259K	6%
Apr '20	\$319K	\$257K	24%
May '20	\$319K	\$260K	23%
Jun '20	\$349K	\$297K	18%
Jul '20	\$387K	\$285K	36%
Aug '20	\$399K	\$297K	34%
Sep '20	\$399K	\$280K	43%
Oct '20	\$399K	\$304K	31%
Nov '20	\$425K	\$319K	33%
Dec '20	\$425K	\$309K	38%
Jan '21	\$470K	\$299K	57%

## 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: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



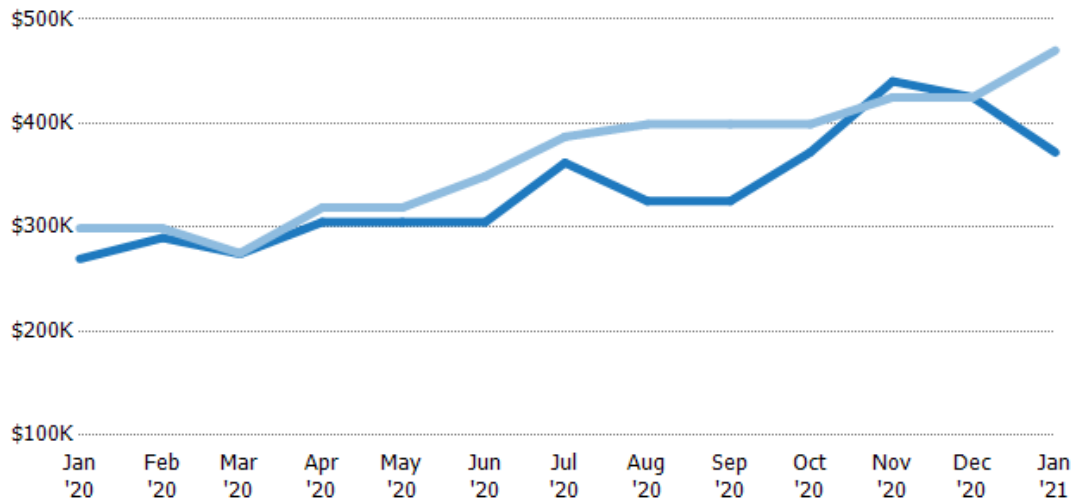
Avg Est Value	\$373K	\$400K	\$403K	\$456K	\$472K	\$542K	\$573K	\$565K	\$605K	\$760K	\$797K	\$824K	\$896K
Avg Listing Price	\$390K	\$414K	\$408K	\$455K	\$467K	\$515K	\$584K	\$587K	\$609K	\$674K	\$752K	\$848K	\$930K
Avg Listing Price as a % of Avg Est Value	105%	103%	101%	100%	99%	95%	102%	104%	101%	89%	94%	103%	104%

## 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: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



Median Est Value	\$270K	\$290K	\$274K	\$305K	\$305K	\$305K	\$362K	\$325K	\$325K	\$372K	\$440K	\$425K	\$372K
Median Listing Price	\$299K	\$299K	\$275K	\$319K	\$319K	\$349K	\$387K	\$399K	\$399K	\$399K	\$425K	\$425K	\$470K
Med Listing Price as a % of Med Est Value	111%	103%	100%	105%	105%	115%	107%	123%	123%	107%	97%	100%	126%

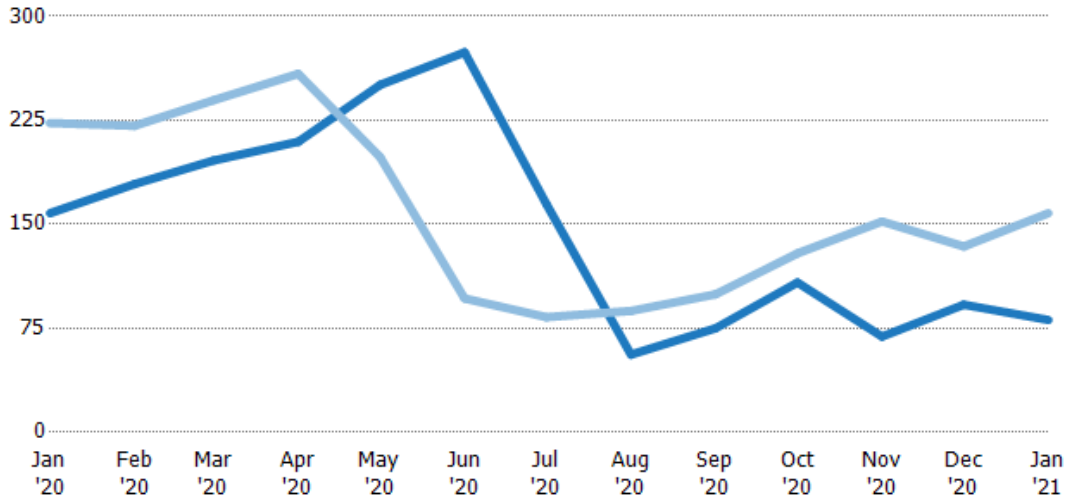
## Median Days in RPR

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: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/ Year	Days	% Chg.
Jan '21	81	-48.7%
Jan '20	158	-29.1%
Jan '19	223	-5.8%



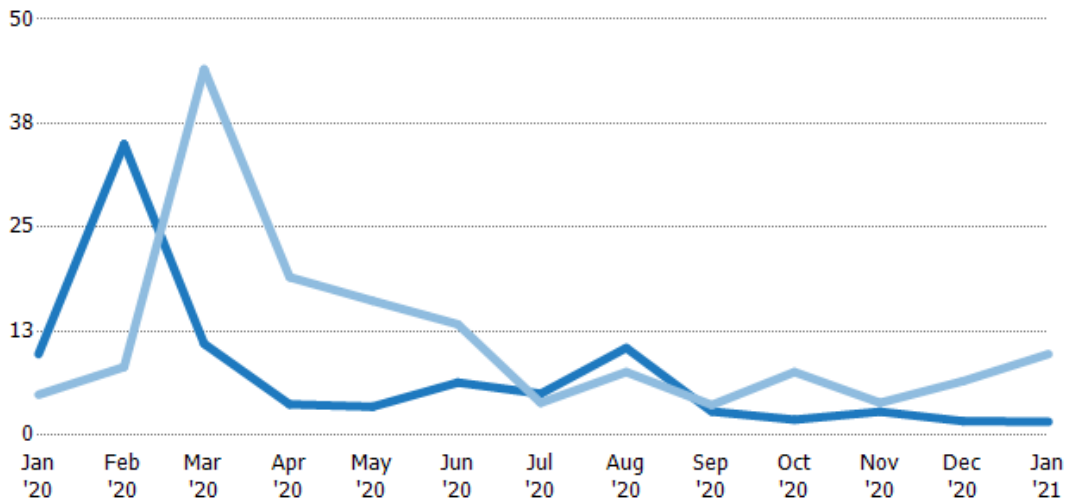
	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Current Year	158	179	196	210	251	274	165	56	75	108	69	92	81
Prior Year	223	221	240	259	199	96.5	83	87.5	100	129	152	134	158
Percent Change from Prior Year	-29%	-19%	-18%	-19%	26%	184%	98%	-36%	-25%	-16%	-55%	-31%	-49%

## Months of Inventory

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

### Filters Used

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



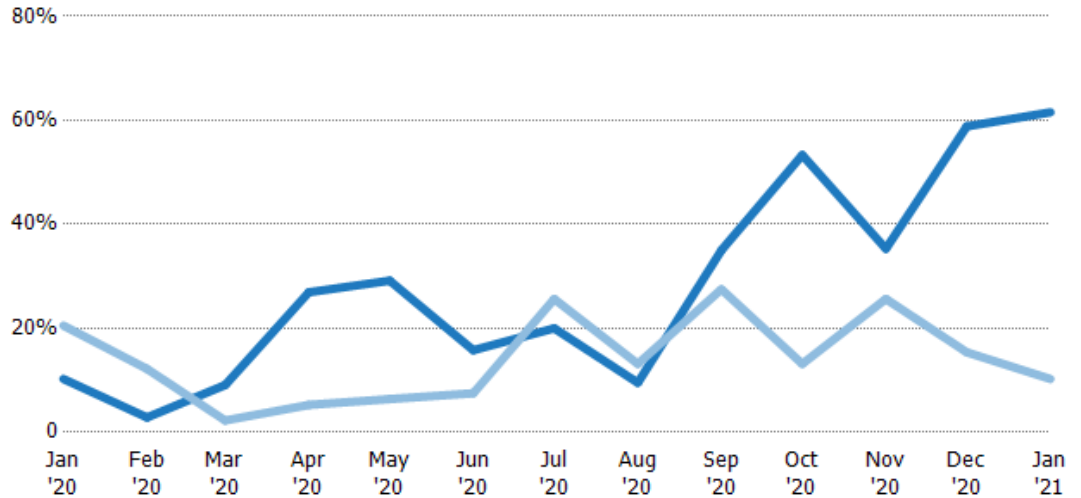
	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Current Year	9.75	35	11	3.71	3.43	6.33	5	10.5	2.86	1.88	2.83	1.7	1.63
Prior Year	4.88	8.2	44	19	16.2	13.3	3.9	7.6	3.64	7.6	3.9	6.5	9.75
Percent Change from Prior Year	100%	327%	-75%	-80%	100%	-53%	28%	38%	-21%	-75%	-27%	-74%	-83%

## Absorption Rate

The percentage of inventory sold per month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
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 Family Residence



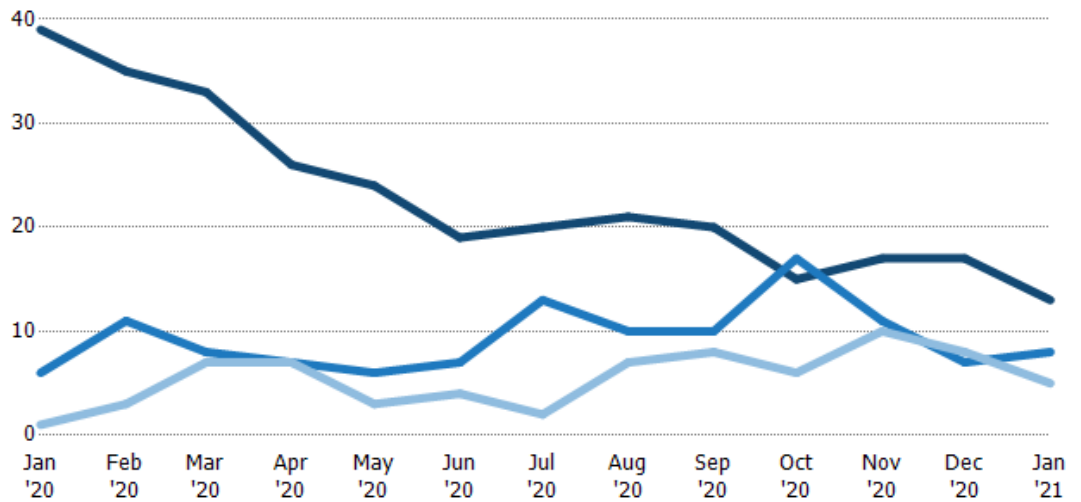
	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Current Year	10%	3%	9%	27%	29%	16%	20%	10%	35%	53%	35%	59%	62%
Prior Year	21%	12%	2%	5%	6%	8%	26%	13%	28%	13%	26%	15%	10%
Change from Prior Year	10%	9%	-7%	-22%	-29%	-8%	6%	4%	-8%	-40%	-10%	-43%	-51%

## Active/Pending/Sold Units

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

### Filters Used

ZIP: Morrisville, VT 05661  
 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
Active	39	35	33	26	24	19	20	21	20	15	17	17	13
Pending	6	11	8	7	6	7	13	10	10	17	11	7	8
Sold	1	3	7	7	3	4	2	7	8	6	10	8	5

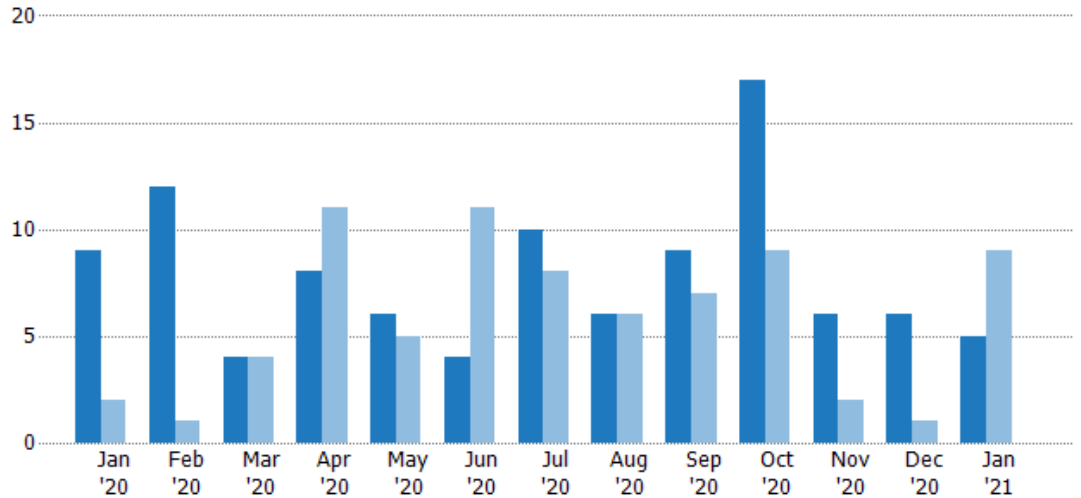
## New Pending Sales

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

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/Year	Count	% Chg.
Jan '21	5	-44.4%
Jan '20	9	350%
Jan '19	2	100%



	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	9	12	4	8	6	4	10	6	9	17	6	6	5
Prior Year	2	1	4	11	5	11	8	6	7	9	2	1	9
Percent Change from Prior Year	350%	1,100%	0%	-27%	20%	-64%	25%	0%	29%	89%	200%	500%	-44%

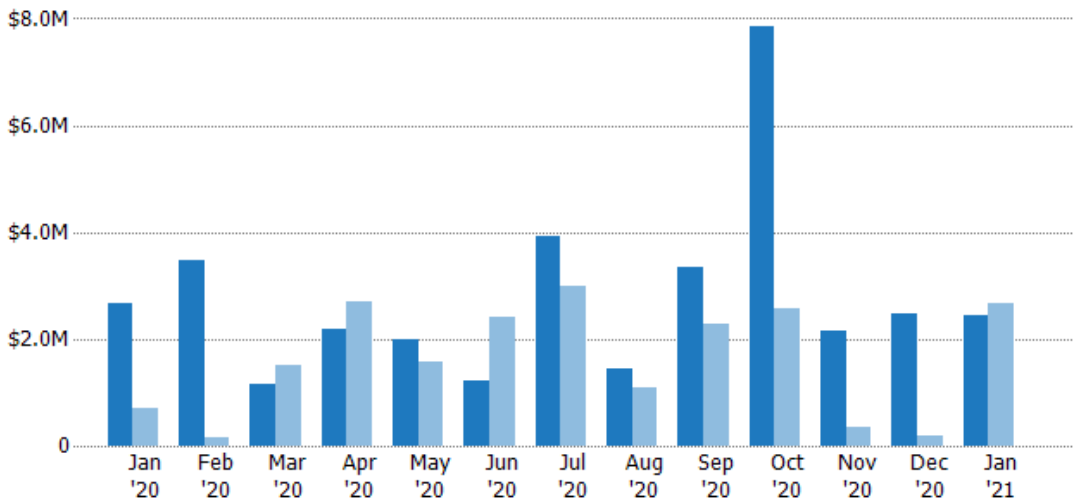
## New Pending Sales Volume

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

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/Year	Volume	% Chg.
Jan '21	\$2.44M	-8.1%
Jan '20	\$2.65M	275.2%
Jan '19	\$707K	128.1%



	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	\$2.65M	\$3.46M	\$1.17M	\$2.2M	\$1.99M	\$1.23M	\$3.91M	\$1.43M	\$3.35M	\$7.85M	\$2.15M	\$2.48M	\$2.44M
Prior Year	\$707K	\$149K	\$1.51M	\$2.69M	\$1.57M	\$2.41M	\$2.99M	\$1.09M	\$2.29M	\$2.59M	\$344K	\$178K	\$2.65M
Percent Change from Prior Year	275%	2,223%	-23%	-18%	27%	-49%	31%	31%	46%	204%	524%	1,295%	-8%



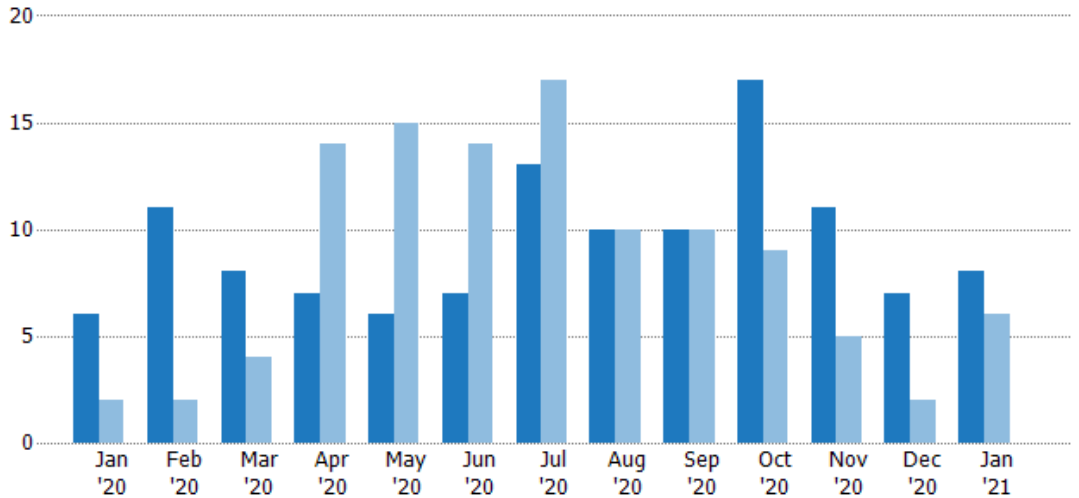
## Pending Sales

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

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/ Year	Count	% Chg.
Jan '21	8	33.3%
Jan '20	6	200%
Jan '19	2	150%



Current Year	6	11	8	7	6	7	13	10	10	17	11	7	8
Prior Year	2	2	4	14	15	14	17	10	10	9	5	2	6
Percent Change from Prior Year	200%	450%	100%	-50%	-60%	-50%	-24%	0%	0%	89%	120%	250%	33%

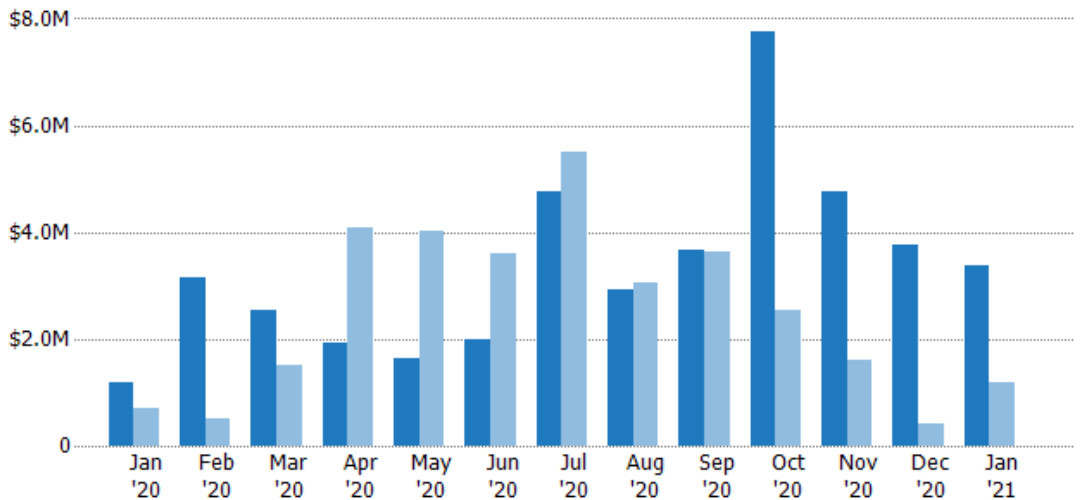
## Pending Sales Volume

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

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence

Month/ Year	Volume	% Chg.
Jan '21	\$3.37M	185.4%
Jan '20	\$1.18M	66.8%
Jan '19	\$707K	158.5%



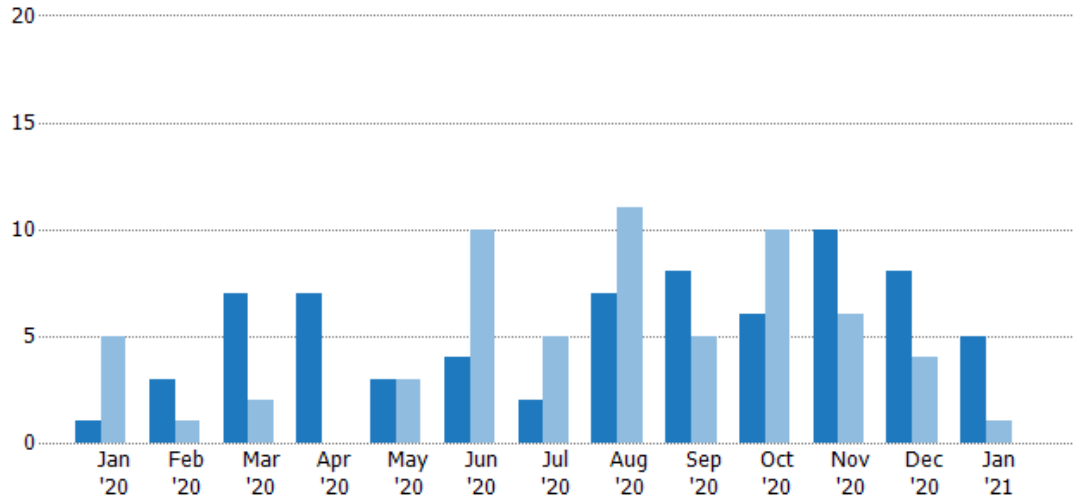
Current Year	\$1.18M	\$3.14M	\$2.54M	\$1.91M	\$1.65M	\$2M	\$4.77M	\$2.92M	\$3.65M	\$7.77M	\$4.76M	\$3.77M	\$3.37M
Prior Year	\$707K	\$517K	\$1.51M	\$4.07M	\$4.02M	\$3.59M	\$5.51M	\$3.05M	\$3.62M	\$2.54M	\$1.61M	\$417K	\$1.18M
Percent Change from Prior Year	67%	508%	69%	-53%	-59%	-44%	-13%	-4%	1%	206%	195%	804%	185%

## Closed Sales

The total number of residential properties sold each month.

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



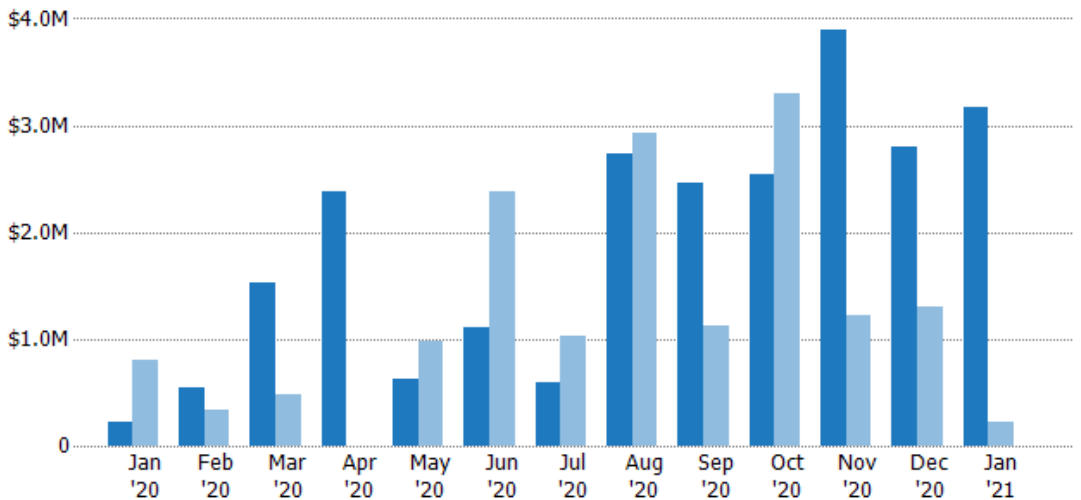
Current Year	1	3	7	7	3	4	2	7	8	6	10	8	5
Prior Year	5	1	2	-	3	10	5	11	5	10	6	4	1
Percent Change from Prior Year	-80%	200%	250%	100%	0%	-60%	-60%	-36%	60%	-40%	67%	100%	400%

## Closed Sales Volume

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

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



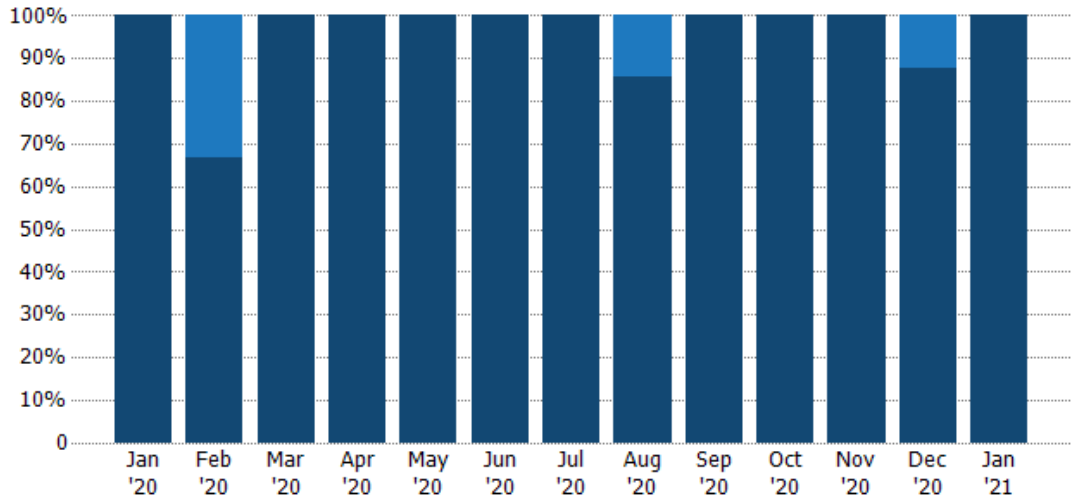
Current Year	\$230K	\$545K	\$1.53M	\$2.39M	\$619K	\$1.12M	\$590K	\$2.73M	\$2.47M	\$2.55M	\$3.9M	\$2.8M	\$3.17M
Prior Year	\$802K	\$340K	\$486K	-	\$975K	\$2.38M	\$1.02M	\$2.93M	\$1.12M	\$3.3M	\$1.21M	\$1.3M	\$230K
Percent Change from Prior Year	-71%	60%	215%	100%	-37%	-53%	-42%	-7%	121%	-23%	221%	115%	1,278%

## Closed Sales by Property Type

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

**Filters Used**

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



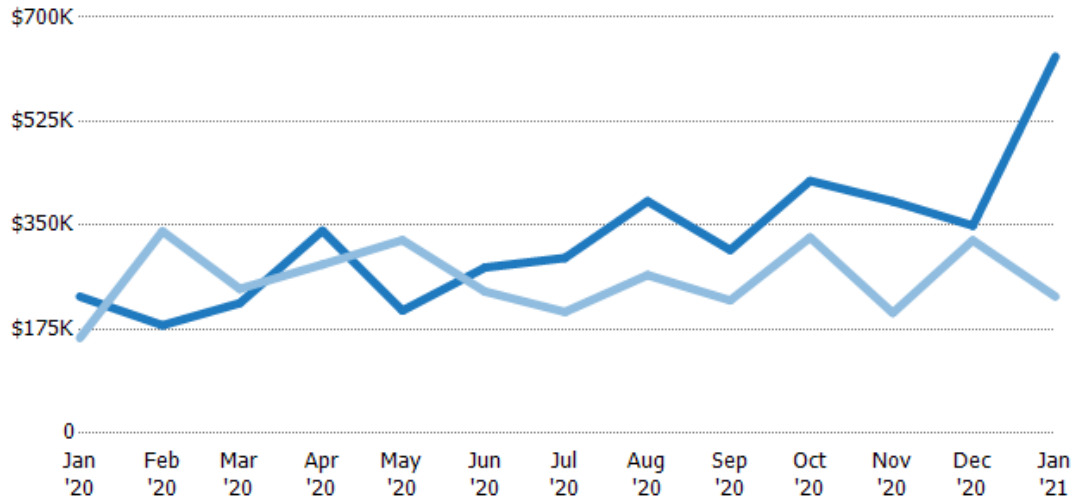
Property Type	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Condo/Townhouse	-	33%	-	-	-	-	-	14%	-	-	-	13%	-
Single Family Residence	100%	67%	100%	100%	100%	100%	100%	86%	100%	100%	100%	88%	100%

## Average Sales Price

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

**Filters Used**

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



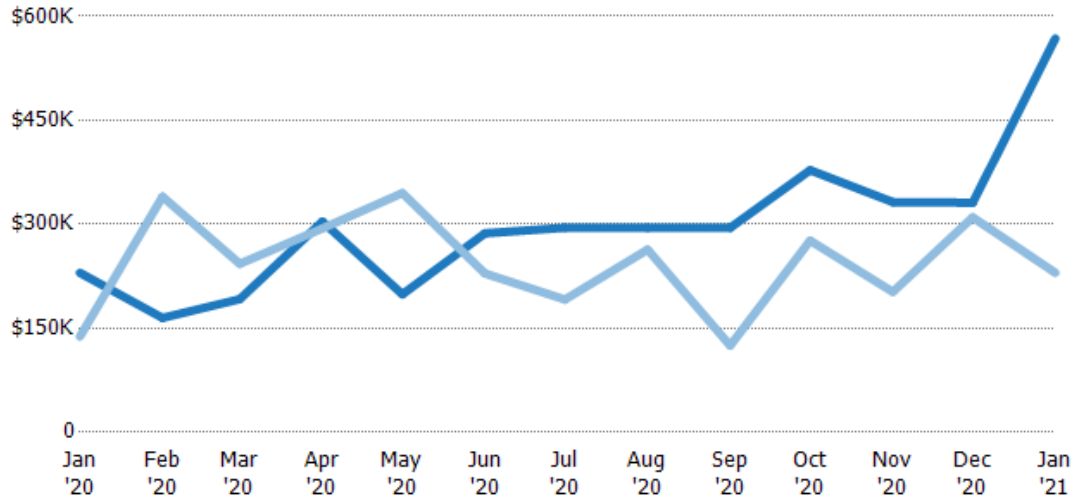
Property Type	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Current Year	\$230K	\$182K	\$219K	\$341K	\$206K	\$279K	\$295K	\$391K	\$308K	\$425K	\$390K	\$349K	\$634K
Prior Year	\$160K	\$340K	\$243K	\$284K	\$325K	\$238K	\$204K	\$266K	\$224K	\$330K	\$202K	\$325K	\$230K
Percent Change from Prior Year	43%	-47%	-10%	100%	-37%	17%	45%	47%	38%	29%	93%	8%	176%

## Median Sales Price

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

### Filters Used

ZIP: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



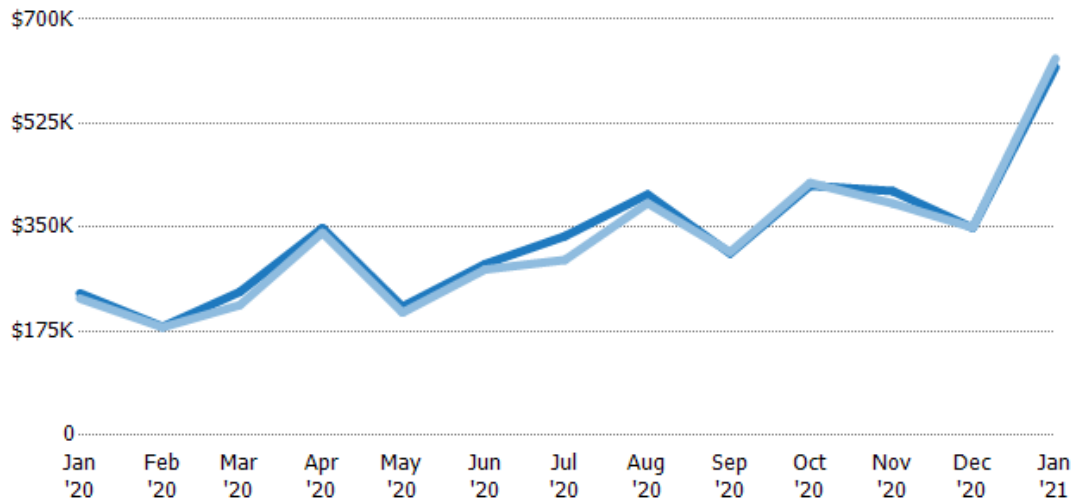
Current Year	\$230K	\$165K	\$192K	\$304K	\$199K	\$287K	\$295K	\$295K	\$295K	\$378K	\$332K	\$331K	\$568K
Prior Year	\$138K	\$340K	\$243K	\$294K	\$345K	\$229K	\$192K	\$264K	\$125K	\$277K	\$203K	\$310K	\$230K
Percent Change from Prior Year	67%	-51%	-21%	100%	-42%	25%	54%	12%	136%	37%	64%	7%	147%

## 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: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



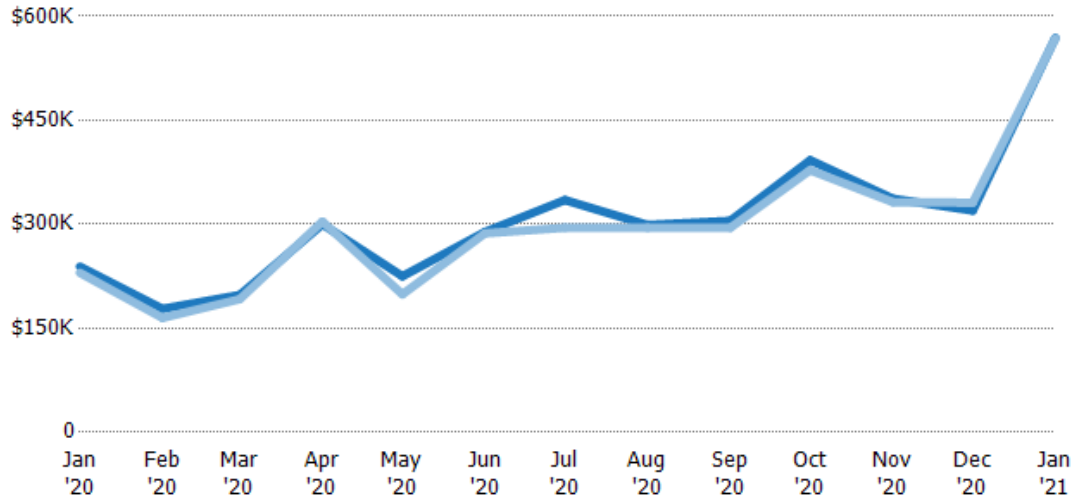
Avg List Price	\$239K	\$183K	\$241K	\$349K	\$216K	\$288K	\$335K	\$405K	\$306K	\$420K	\$411K	\$349K	\$619K
Avg Sales Price	\$230K	\$182K	\$219K	\$341K	\$206K	\$279K	\$295K	\$391K	\$308K	\$425K	\$390K	\$349K	\$634K
Avg Sales Price as a % of Avg List Price	96%	99%	91%	98%	95%	97%	88%	96%	101%	101%	95%	100%	102%

## 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: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



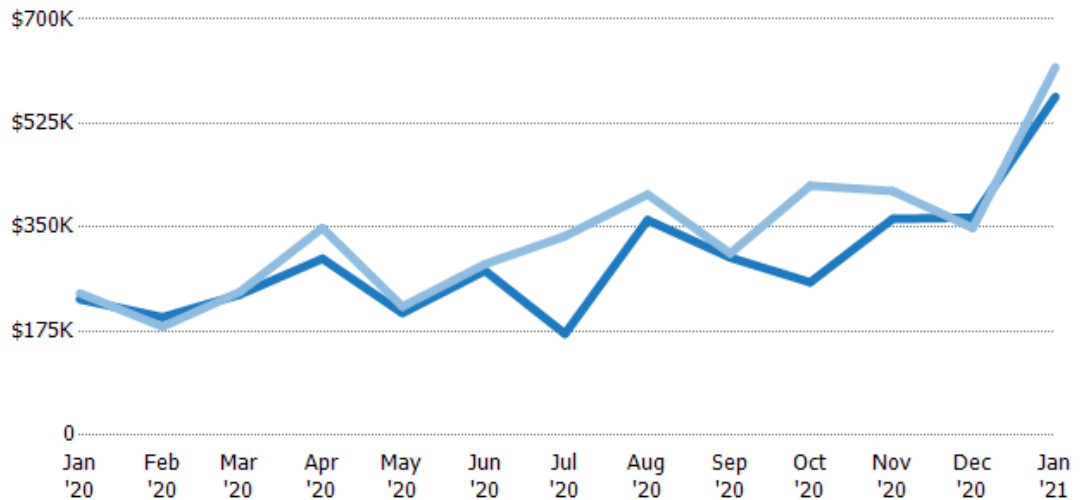
	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Median List Price	\$239K	\$178K	\$198K	\$300K	\$225K	\$289K	\$335K	\$299K	\$305K	\$393K	\$337K	\$320K	\$569K
Median Sales Price	\$230K	\$165K	\$192K	\$304K	\$199K	\$287K	\$295K	\$295K	\$295K	\$378K	\$332K	\$331K	\$568K
Med Sales Price as a % of Med List Price	96%	93%	97%	101%	88%	99%	88%	99%	97%	96%	99%	104%	100%

## 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: Morrisville, VT 05661  
 Property Type:  
 Condo/Townhouse/Apt, Single  
 Family Residence



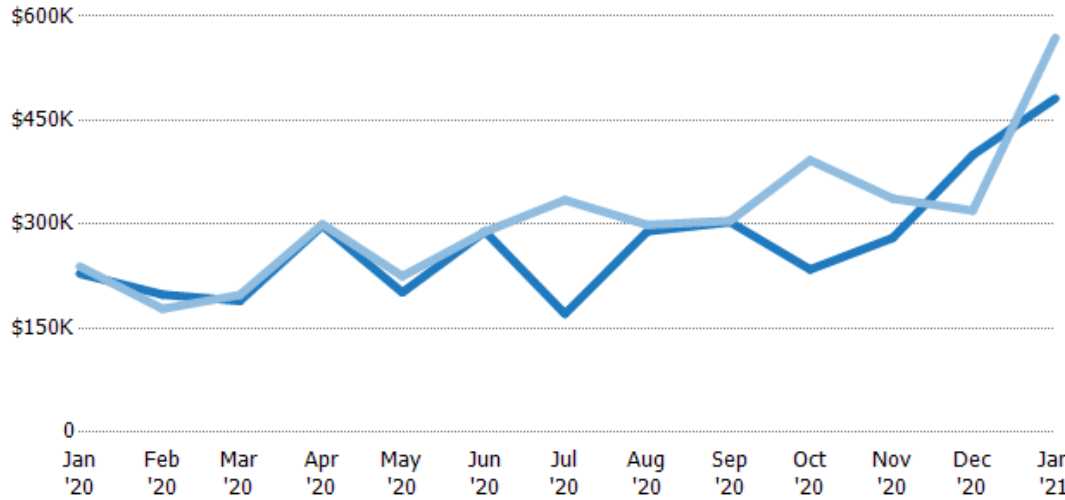
	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21
Avg Est Value	\$229K	\$199K	\$237K	\$297K	\$206K	\$277K	\$171K	\$362K	\$299K	\$257K	\$364K	\$366K	\$570K
Avg Sales Price	\$239K	\$183K	\$241K	\$349K	\$216K	\$288K	\$335K	\$405K	\$306K	\$420K	\$411K	\$349K	\$619K
Avg Sales Price as a % of Avg Est Value	104%	92%	102%	117%	105%	104%	196%	112%	102%	163%	113%	95%	109%

## 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: Morrisville, VT 05661  
 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	\$229K	\$199K	\$189K	\$298K	\$202K	\$290K	\$171K	\$290K	\$303K	\$235K	\$280K	\$400K	\$482K
Median Sales Price	\$239K	\$178K	\$198K	\$300K	\$225K	\$289K	\$335K	\$299K	\$305K	\$393K	\$337K	\$320K	\$569K
Med Sales Price as a % of Med Est Value	104%	90%	105%	101%	112%	100%	196%	103%	101%	167%	120%	80%	118%