

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 2021	Apr 2020	+ / -	YTD 2021	YTD 2020	+ / -
Listing Activity Charts Metrics						
New Listing Count	23	9	+155.6%	84	74	+13.5%
New Listing Volume	\$6,675,300	\$1,868,700	+257.2%	\$27,205,400	\$14,682,499	+85.3%
Active Listing Count	34	97	-64.9%	N/A	N/A	
Active Listing Volume	\$19,940,700	\$19,204,265	+3.8%	N/A	N/A	
Average Listing Price	\$586,491	\$197,982	+196.2%	\$432,792	\$208,064	+108%
Median Listing Price	\$304,000	\$169,000	+79.9%	\$249,493	\$167,419	+49%
Median Days in RPR	72.5	133	-45.5%	90.29	134.82	-33%
Months of Inventory	1.7	8.1	-79%	3.2	8.4	-62.6%
Absorption Rate	58.82%	12.37%	+46.5%	31.64%	11.85%	+19.8%
Sales Activity Charts Metrics						
New Pending Sales Count	35	9	+288.9%	105	64	+64.1%
New Pending Sales Volume	\$7,788,400	\$1,682,600	+362.9%	\$22,727,300	\$11,151,699	+103.8%
Pending Sales Count	46	27	+70.4%	N/A	N/A	
Pending Sales Volume	\$11,256,800	\$5,908,800	+90.5%	N/A	N/A	
Closed Sales Count	16	13	+23.1%	77	56	+37.5%
Closed Sales Volume	\$3,360,800	\$1,892,300	+77.6%	\$16,105,310	\$9,356,800	+72.1%
Average Sales Price	\$210,050	\$145,562	+44.3%	\$209,160	\$167,086	+25.2%
Median Sales Price	\$187,500	\$150,000	+25%	\$174,123	\$154,580	+12.6%

New Listings

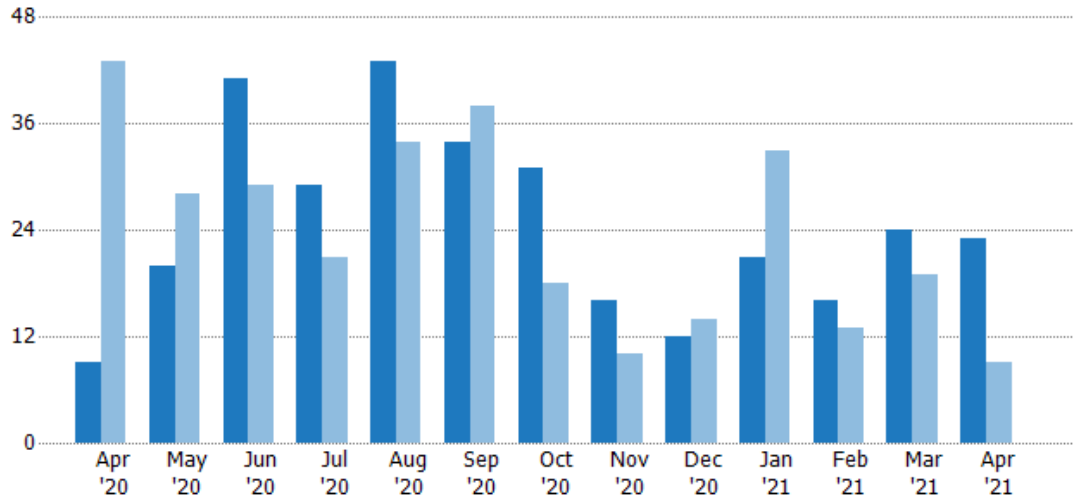
The number of new residential listings that were added each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Count	% Chg.
Apr '21	23	155.6%
Apr '20	9	-79.1%
Apr '19	43	-34.9%



Current Year	9	20	41	29	43	34	31	16	12	21	16	24	23
Prior Year	43	28	29	21	34	38	18	10	14	33	13	19	9
Percent Change from Prior Year	-79%	-29%	41%	38%	26%	-11%	72%	60%	-14%	-36%	23%	26%	156%

New Listing Volume

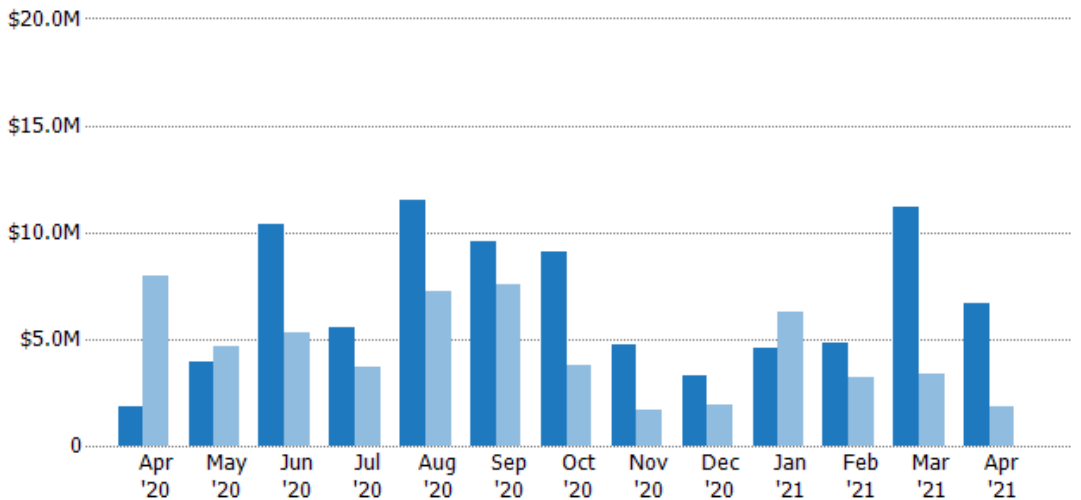
The sum of the listing price of residential listings that were added each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Volume	% Chg.
Apr '21	\$6.68M	257.2%
Apr '20	\$1.87M	-76.5%
Apr '19	\$7.95M	1.8%



Current Year	\$1.87M	\$3.93M	\$10.3M	\$5.54M	\$11.5M	\$9.56M	\$9.09M	\$4.71M	\$3.27M	\$4.56M	\$4.83M	\$11.1M	\$6.68M
Prior Year	\$7.95M	\$4.62M	\$5.32M	\$3.71M	\$7.23M	\$7.57M	\$3.74M	\$1.66M	\$1.95M	\$6.27M	\$3.21M	\$3.33M	\$1.87M
Percent Change from Prior Year	-77%	-15%	94%	49%	59%	26%	143%	184%	68%	-27%	50%	234%	257%

Active Listings

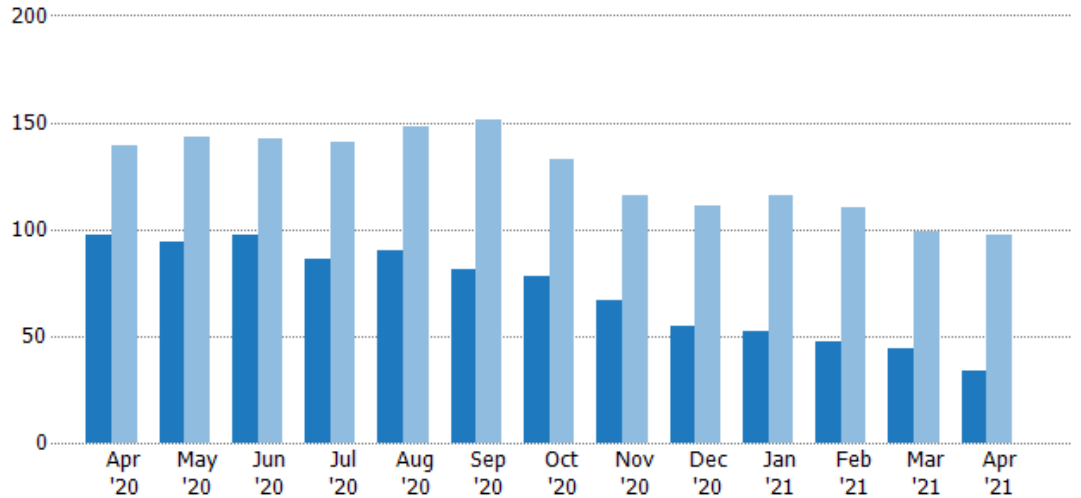
The number of active residential listings at the end of each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Count	% Chg.
Apr '21	34	-64.9%
Apr '20	97	-30.2%
Apr '19	139	-24.5%



	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21
Current Year	97	94	97	86	90	81	78	67	55	52	47	44	34
Prior Year	139	143	142	141	148	151	133	116	111	116	110	99	97
Percent Change from Prior Year	-30%	-34%	-32%	-39%	-39%	-46%	-41%	-42%	-50%	-55%	-57%	-56%	-65%

Active Listing Volume

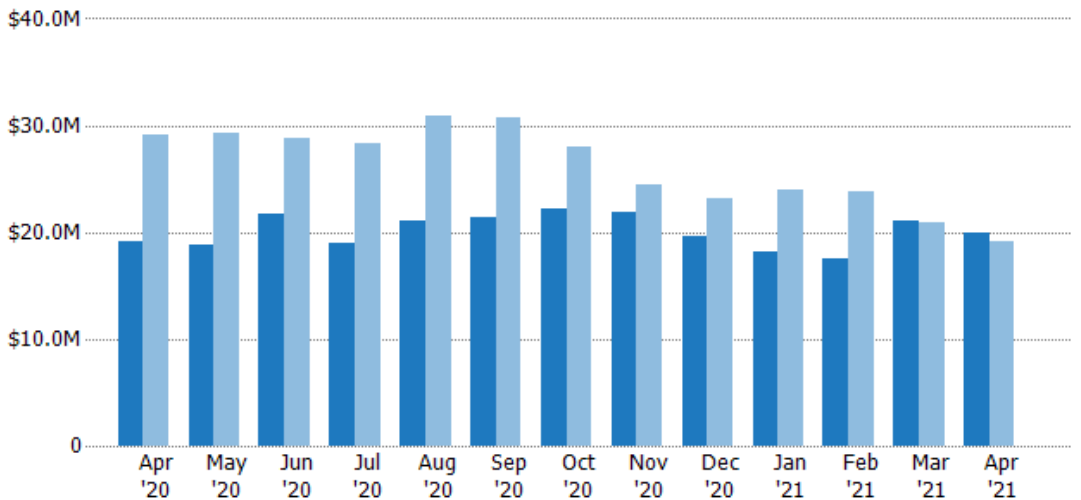
The sum of the listing price of active residential listings at the end of each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Volume	% Chg.
Apr '21	\$19.9M	3.8%
Apr '20	\$19.2M	-34%
Apr '19	\$29.1M	-26%



	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21
Current Year	\$19.2M	\$18.8M	\$21.7M	\$19M	\$21.1M	\$21.4M	\$22.1M	\$21.8M	\$19.6M	\$18.1M	\$17.5M	\$21M	\$19.9M
Prior Year	\$29.1M	\$29.3M	\$28.8M	\$28.3M	\$30.8M	\$30.8M	\$27.9M	\$24.5M	\$23.2M	\$24M	\$23.7M	\$20.9M	\$19.2M
Percent Change from Prior Year	-34%	-36%	-25%	-33%	-32%	-30%	-21%	-11%	-16%	-24%	-26%	1%	4%

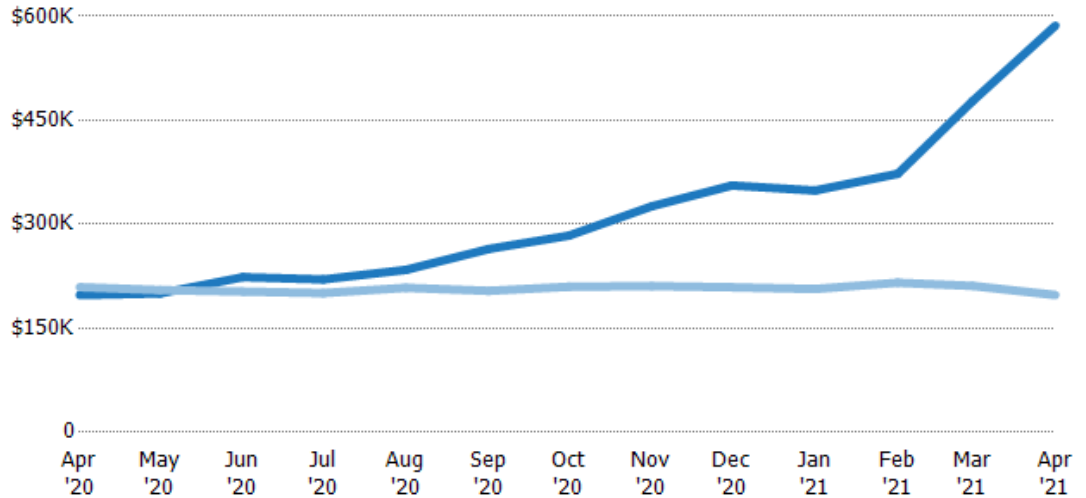
Average Listing Price

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

Month/Year	Price	% Chg.
Apr '21	\$586K	196.2%
Apr '20	\$198K	-5.4%
Apr '19	\$209K	-2%



Current Year	\$198K	\$200K	\$224K	\$220K	\$234K	\$264K	\$284K	\$326K	\$356K	\$349K	\$373K	\$478K	\$586K
Prior Year	\$209K	\$205K	\$203K	\$201K	\$208K	\$204K	\$210K	\$211K	\$209K	\$207K	\$216K	\$211K	\$198K
Percent Change from Prior Year	-5%	-2%	10%	10%	12%	30%	35%	55%	70%	69%	73%	126%	196%

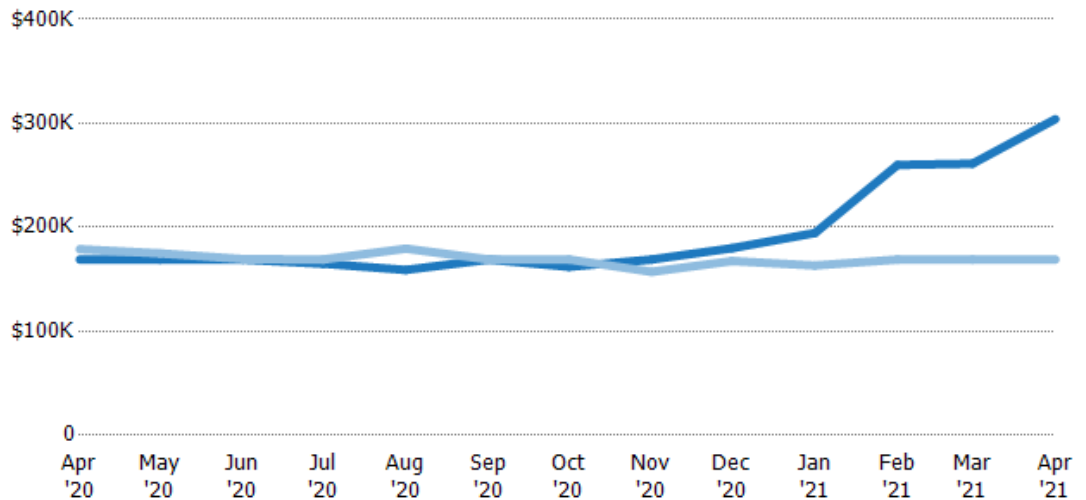
Median Listing Price

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

Month/Year	Price	% Chg.
Apr '21	\$304K	79.9%
Apr '20	\$169K	-5.5%
Apr '19	\$179K	-6.1%



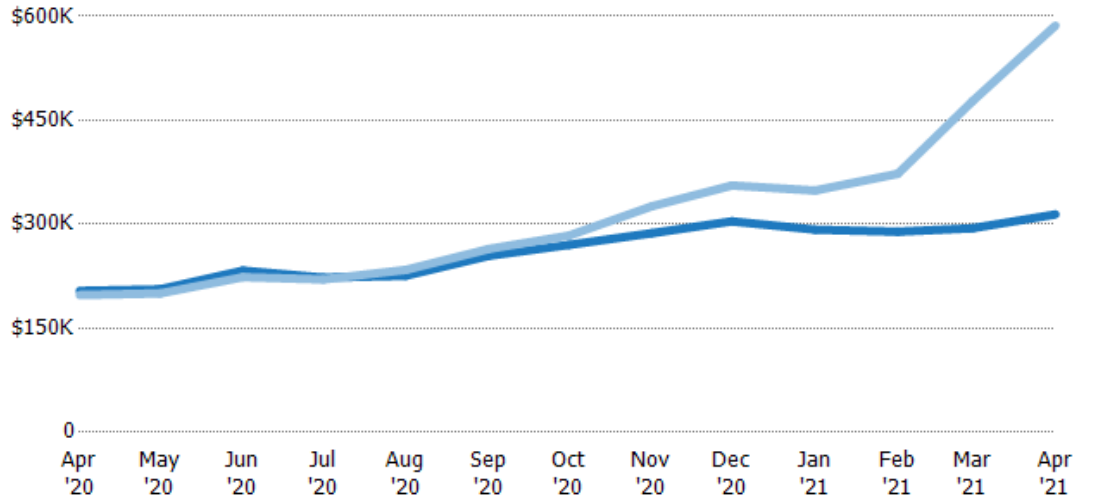
Current Year	\$169K	\$169K	\$169K	\$165K	\$159K	\$169K	\$162K	\$169K	\$180K	\$194K	\$260K	\$261K	\$304K
Prior Year	\$179K	\$175K	\$169K	\$169K	\$179K	\$169K	\$169K	\$157K	\$168K	\$163K	\$169K	\$169K	\$169K
Percent Change from Prior Year	-6%	-3%	0%	-2%	-11%	0%	-4%	8%	7%	19%	54%	55%	80%

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



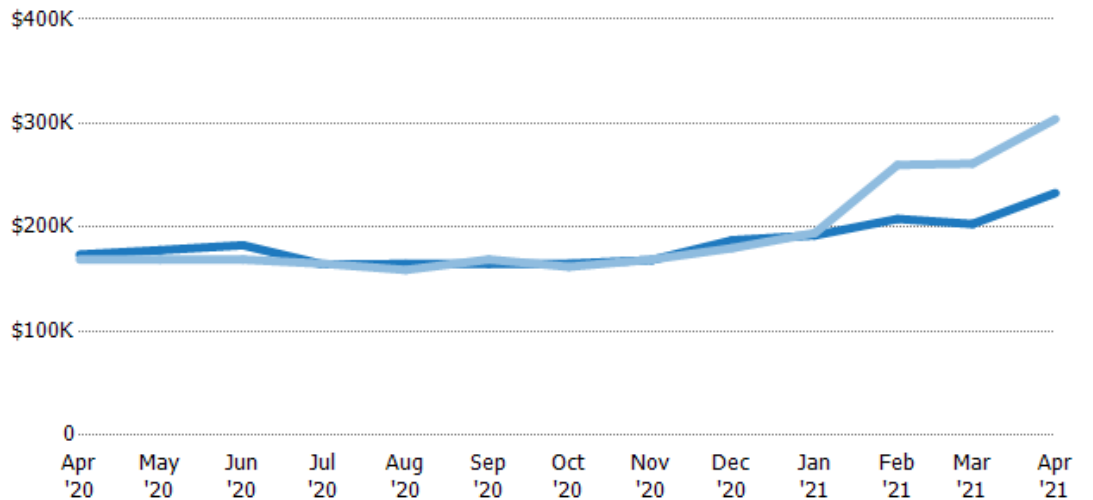
	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21
Avg Est Value	\$204K	\$206K	\$233K	\$223K	\$226K	\$255K	\$270K	\$287K	\$304K	\$292K	\$289K	\$294K	\$314K
Avg Listing Price	\$198K	\$200K	\$224K	\$220K	\$234K	\$264K	\$284K	\$326K	\$356K	\$349K	\$373K	\$478K	\$586K
Avg Listing Price as a % of Avg Est Value	97%	97%	96%	99%	104%	104%	105%	114%	117%	119%	129%	162%	187%

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



	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21
Median Est Value	\$174K	\$178K	\$183K	\$164K	\$165K	\$165K	\$165K	\$169K	\$187K	\$192K	\$208K	\$203K	\$233K
Median Listing Price	\$169K	\$169K	\$169K	\$165K	\$159K	\$169K	\$162K	\$169K	\$180K	\$194K	\$260K	\$261K	\$304K
Med Listing Price as a % of Med Est Value	97%	95%	92%	100%	97%	103%	98%	100%	96%	101%	125%	129%	131%

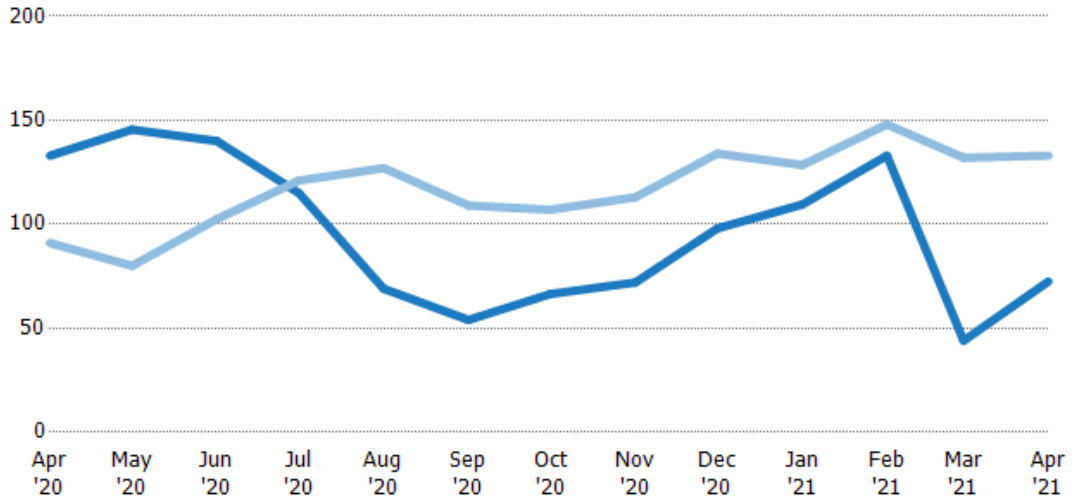
Median Days in RPR

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



Month/Year	Days	% Chg.
Apr '21	72.5	-45.5%
Apr '20	133	46.2%
Apr '19	91	4.4%

	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21
Current Year	133	146	140	115	69	54	66.5	72	98	110	133	44	72.5
Prior Year	91	80	103	121	127	109	107	113	134	129	148	132	133
Percent Change from Prior Year	46%	82%	37%	-5%	-46%	-50%	-38%	-36%	-27%	-15%	-10%	-67%	-45%

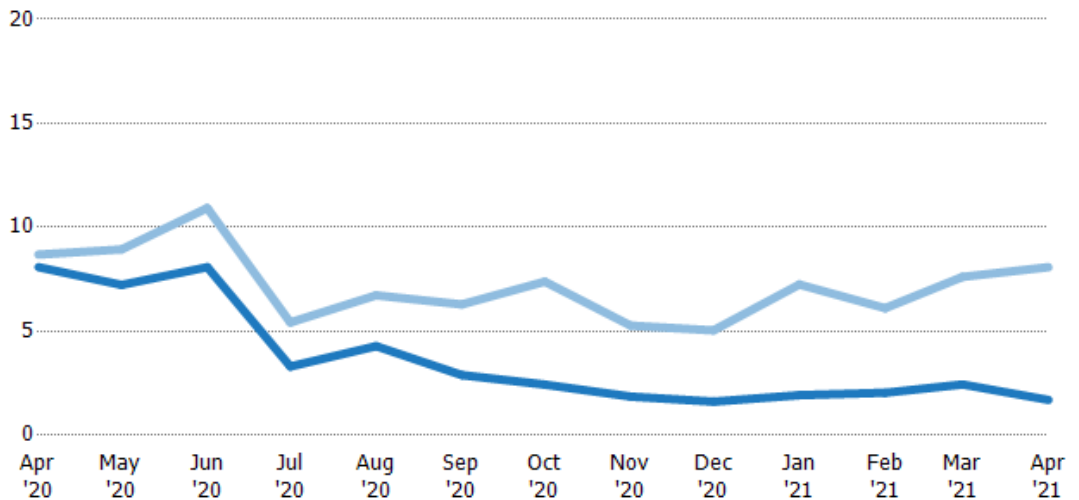
Months of Inventory

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



Month/Year	Months	% Chg.
Apr '21	1.7	-79%
Apr '20	8.08	-7%
Apr '19	8.69	51.1%

	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21
Current Year	8.08	7.23	8.08	3.31	4.29	2.89	2.44	1.86	1.62	1.93	2.04	2.44	1.7
Prior Year	8.69	8.94	10.9	5.42	6.73	6.29	7.39	5.27	5.05	7.25	6.11	7.62	8.08
Percent Change from Prior Year	-7%	-19%	-26%	-39%	-36%	-54%	-67%	-65%	-68%	-73%	-67%	-68%	-79%

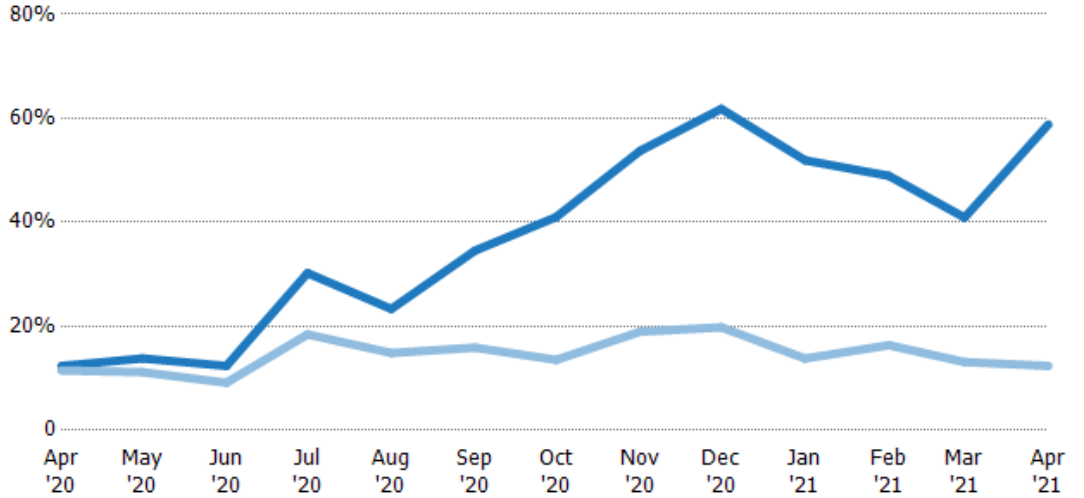
Absorption Rate

The percentage of inventory sold per month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21
Current Year	12%	14%	12%	30%	23%	35%	41%	54%	62%	52%	49%	41%	59%
Prior Year	12%	11%	9%	18%	15%	16%	14%	19%	20%	14%	16%	13%	12%
Change from Prior Year	-1%	-3%	-3%	-12%	-8%	-19%	-27%	-35%	-42%	-38%	-33%	-28%	-46%

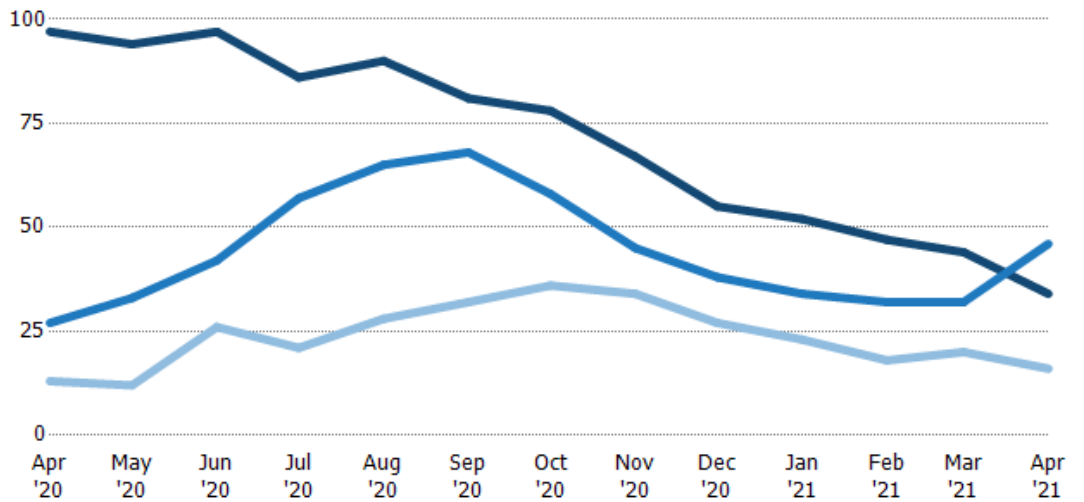
Active/Pending/Sold Units

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



	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21
Active	97	94	97	86	90	81	78	67	55	52	47	44	34
Pending	27	33	42	57	65	68	58	45	38	34	32	32	46
Sold	13	12	26	21	28	32	36	34	27	23	18	20	16

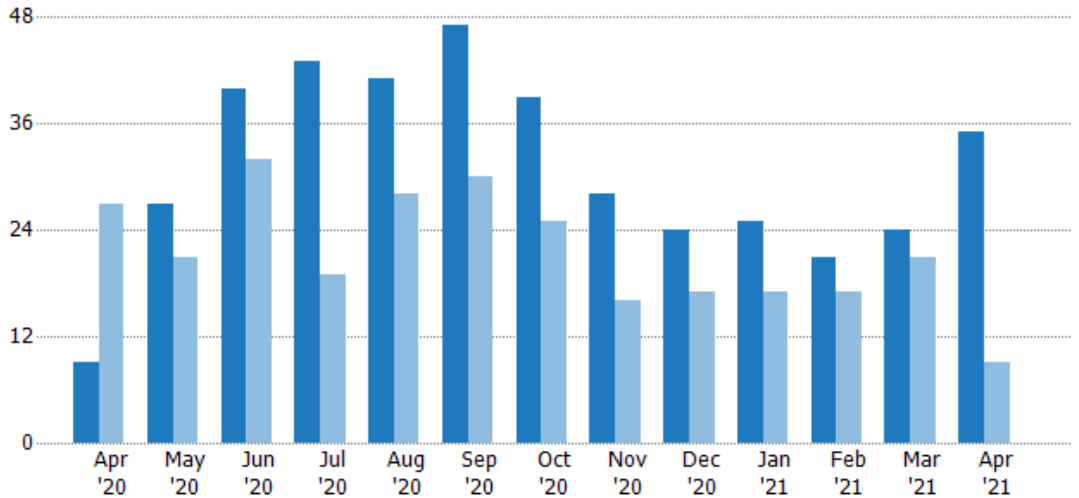
New Pending Sales

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



Month/Year	Count	% Chg.
Apr '21	35	288.9%
Apr '20	9	-66.7%
Apr '19	27	-25.9%

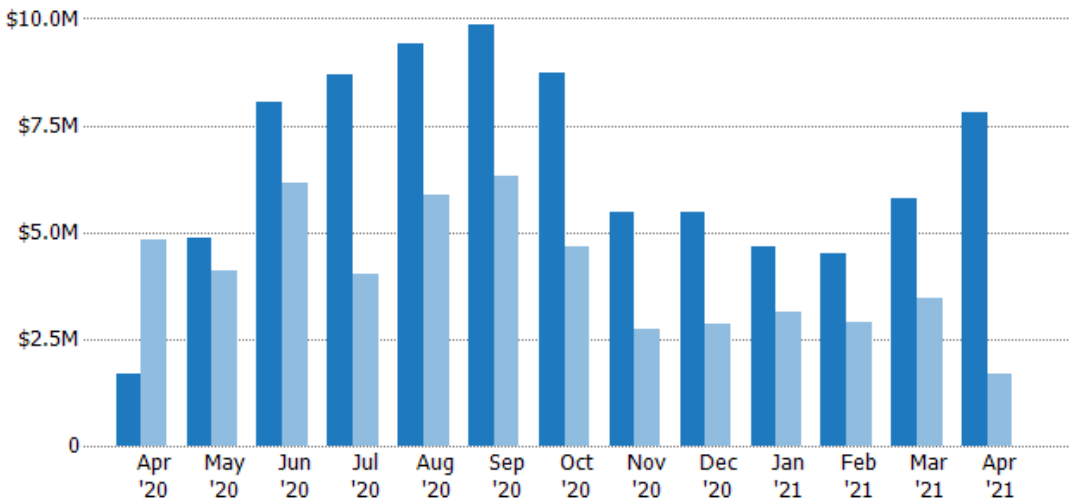
New Pending Sales Volume

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



Month/Year	Volume	% Chg.
Apr '21	\$7.79M	362.9%
Apr '20	\$1.68M	-65.1%
Apr '19	\$4.82M	-11.6%

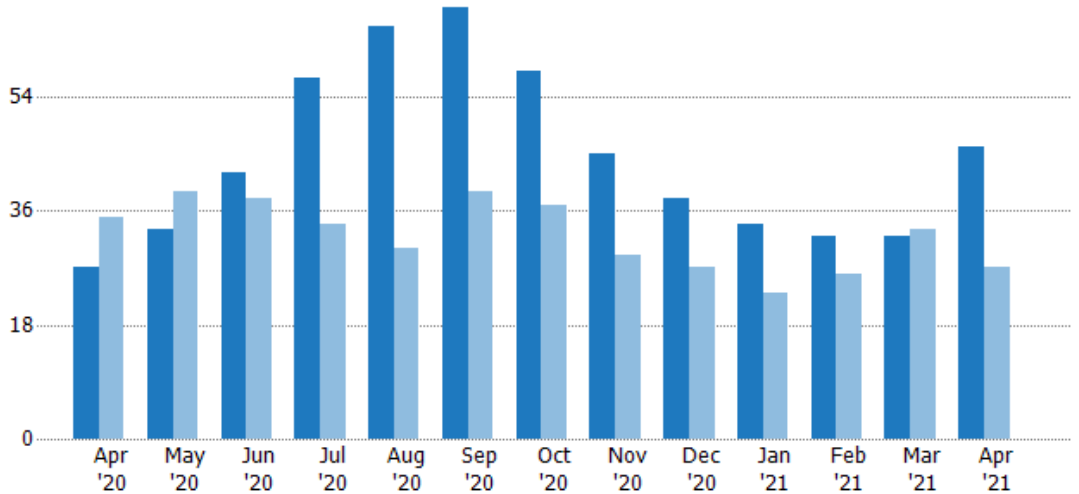
Pending Sales

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



Month/Year	Current Year	Prior Year	Percent Change from Prior Year
Apr '21	46	27	70.4%
Apr '20	27	35	-22.9%
Apr '19	35	35	-28.6%

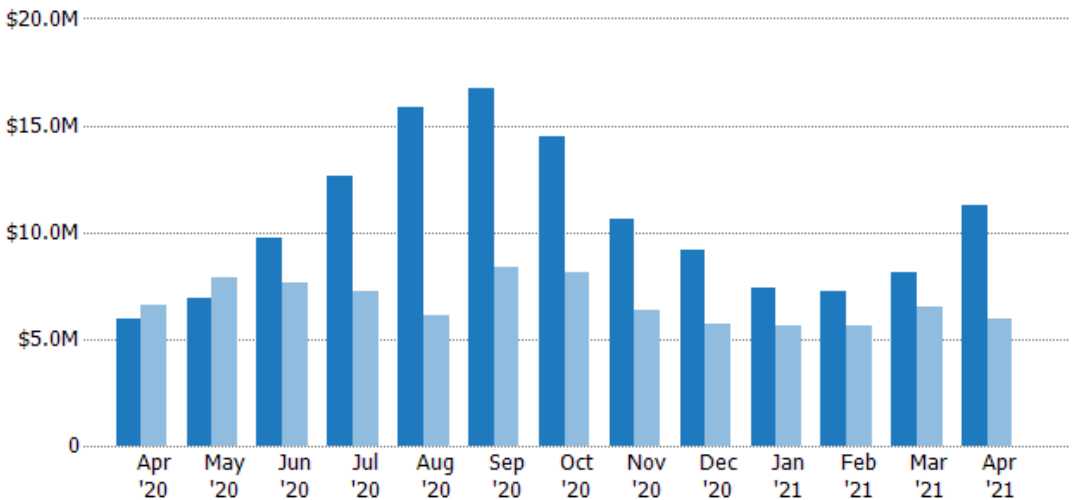
Pending Sales Volume

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



Month/Year	Current Year	Prior Year	Percent Change from Prior Year
Apr '21	\$11.3M	\$5.91M	90.5%
Apr '20	\$5.91M	\$6.55M	-9.8%
Apr '19	\$6.55M	\$6.55M	-34.2%

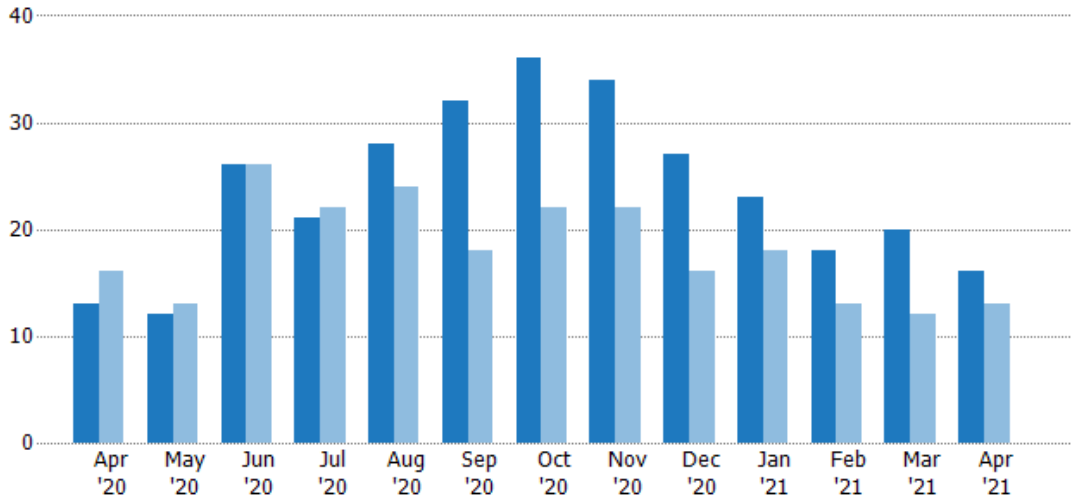
Closed Sales

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



Month/Year	Count	% Chg.
Apr '21	16	23.1%
Apr '20	13	-18.8%
Apr '19	16	-43.8%

Month/Year	Count	% Chg.
Apr '21	16	23.1%
Apr '20	13	-18.8%
Apr '19	16	-43.8%

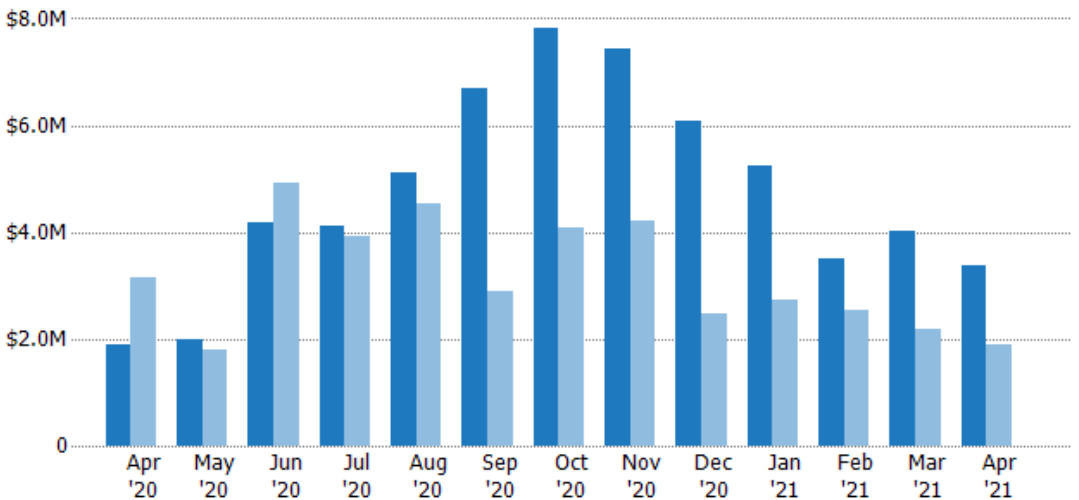
Closed Sales Volume

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



Month/Year	Volume	% Chg.
Apr '21	\$3.36M	77.6%
Apr '20	\$1.89M	-39.9%
Apr '19	\$3.15M	-55.2%

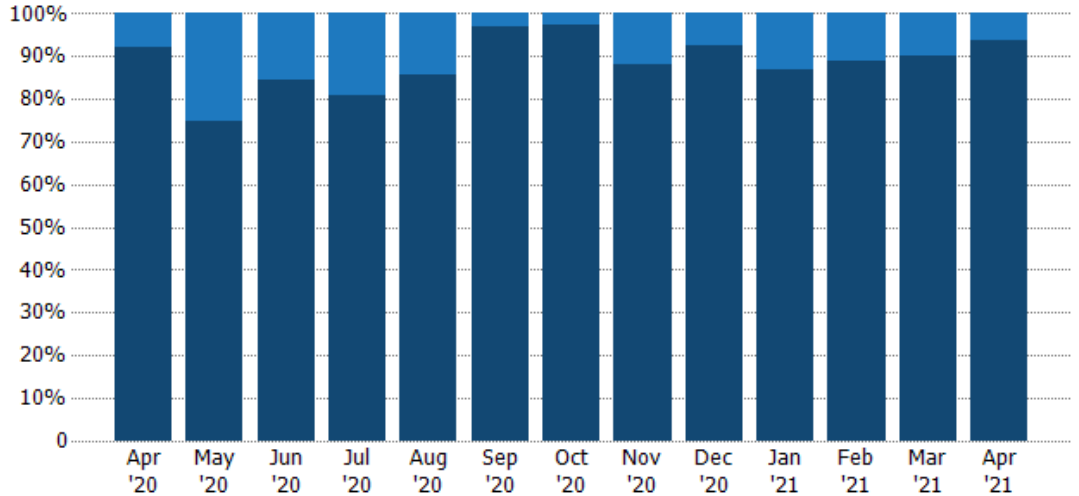
Month/Year	Volume	% Chg.
Apr '21	\$3.36M	77.6%
Apr '20	\$1.89M	-39.9%
Apr '19	\$3.15M	-55.2%

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



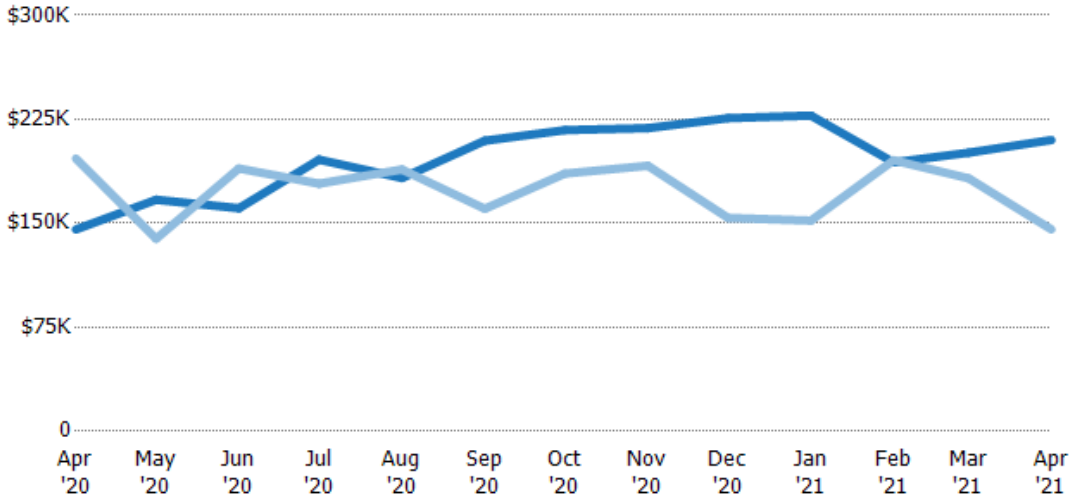
Condo/Townhouse	8%	25%	15%	19%	14%	3%	3%	12%	7%	13%	11%	10%	6%
Single Family Residence	92%	75%	85%	81%	86%	97%	97%	88%	93%	87%	89%	90%	94%

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



Current Year	\$146K	\$167K	\$161K	\$196K	\$183K	\$210K	\$217K	\$219K	\$226K	\$228K	\$194K	\$201K	\$210K
Prior Year	\$197K	\$139K	\$190K	\$179K	\$189K	\$160K	\$186K	\$191K	\$154K	\$152K	\$195K	\$182K	\$146K
Percent Change from Prior Year	-26%	20%	-15%	10%	-3%	31%	17%	14%	47%	50%	-1%	10%	44%

Median Sales Price

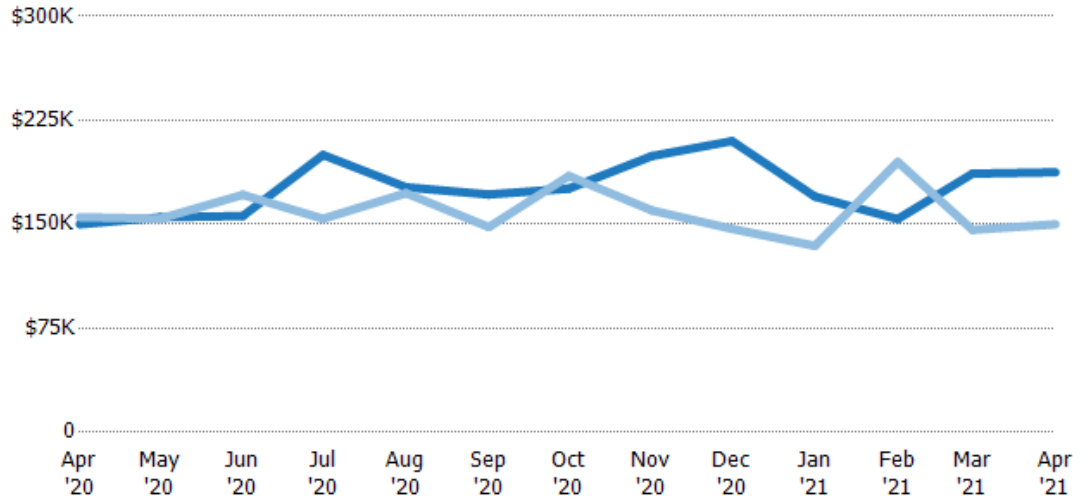
The median sales price of the residential properties sold each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Price	% Chg.
Apr '21	\$188K	25%
Apr '20	\$150K	-3.3%
Apr '19	\$155K	1.9%



	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21
Current Year	\$150K	\$155K	\$156K	\$200K	\$177K	\$172K	\$176K	\$199K	\$210K	\$170K	\$154K	\$187K	\$188K
Prior Year	\$155K	\$154K	\$171K	\$154K	\$172K	\$148K	\$185K	\$160K	\$147K	\$134K	\$195K	\$146K	\$150K
Percent Change from Prior Year	-3%	1%	-9%	30%	2%	16%	-5%	25%	43%	26%	-21%	28%	25%

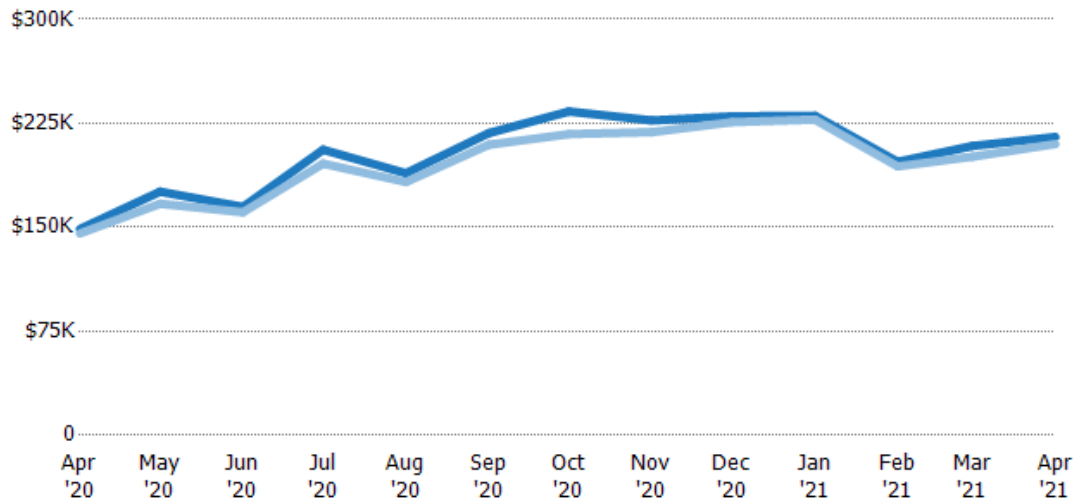
Average Sales Price vs Average Listing Price

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



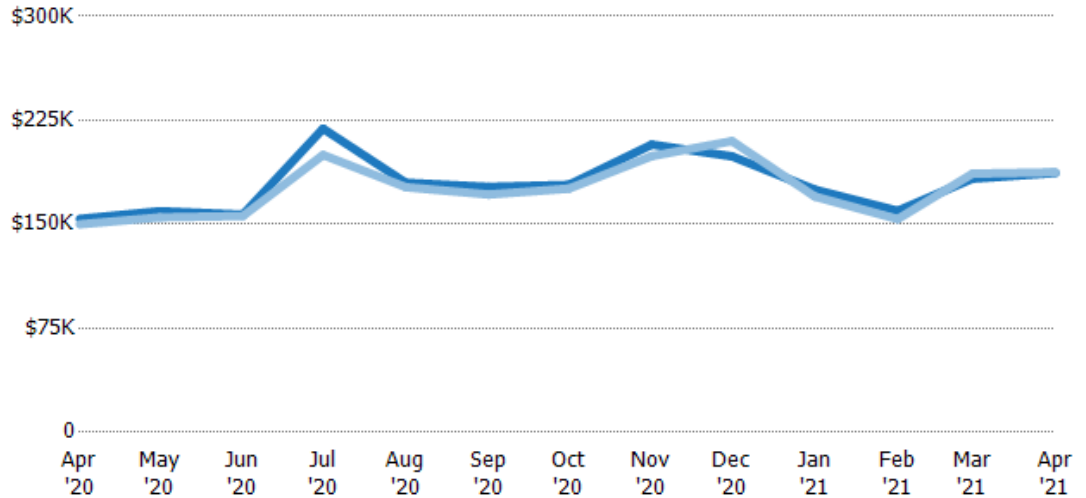
	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21
Avg List Price	\$149K	\$176K	\$165K	\$206K	\$189K	\$218K	\$234K	\$227K	\$230K	\$230K	\$197K	\$209K	\$215K
Avg Sales Price	\$146K	\$167K	\$161K	\$196K	\$183K	\$210K	\$217K	\$219K	\$226K	\$228K	\$194K	\$201K	\$210K
Avg Sales Price as a % of Avg List Price	98%	95%	98%	95%	97%	96%	93%	96%	98%	99%	98%	96%	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



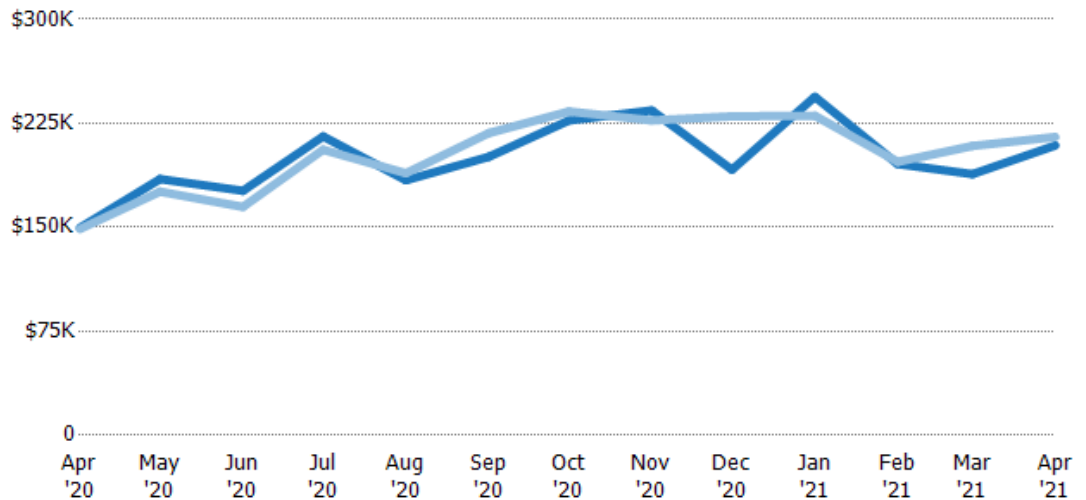
	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21
Median List Price	\$154K	\$159K	\$157K	\$219K	\$180K	\$177K	\$178K	\$208K	\$199K	\$175K	\$160K	\$183K	\$187K
Median Sales Price	\$150K	\$155K	\$156K	\$200K	\$177K	\$172K	\$176K	\$199K	\$210K	\$170K	\$154K	\$187K	\$188K
Med Sales Price as a % of Med List Price	97%	97%	99%	91%	98%	97%	98%	96%	106%	97%	96%	102%	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: Rutland, VT 05701, Rutland, VT 05702
 Property Type: Condo/Townhouse/Apt., Single Family



	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21
Avg Est Value	\$150K	\$185K	\$176K	\$216K	\$184K	\$201K	\$227K	\$234K	\$192K	\$244K	\$196K	\$188K	\$209K
Avg Sales Price	\$149K	\$176K	\$165K	\$206K	\$189K	\$218K	\$234K	\$227K	\$230K	\$230K	\$197K	\$209K	\$215K
Avg Sales Price as a % of Avg Est Value	99%	95%	93%	96%	103%	109%	103%	97%	120%	94%	101%	111%	103%

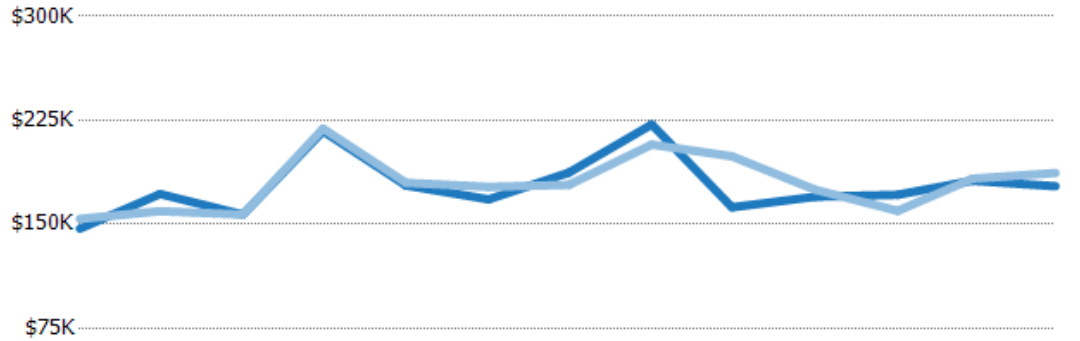
Median Sales Price vs Median Est Value

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



	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21
Median Est Value	\$147K	\$172K	\$157K	\$217K	\$178K	\$168K	\$187K	\$222K	\$162K	\$170K	\$171K	\$181K	\$177K
Median Sales Price	\$154K	\$159K	\$157K	\$219K	\$180K	\$177K	\$178K	\$208K	\$199K	\$175K	\$160K	\$183K	\$187K
Med Sales Price as a % of Med Est Value	105%	93%	100%	101%	101%	105%	95%	93%	123%	103%	93%	101%	105%