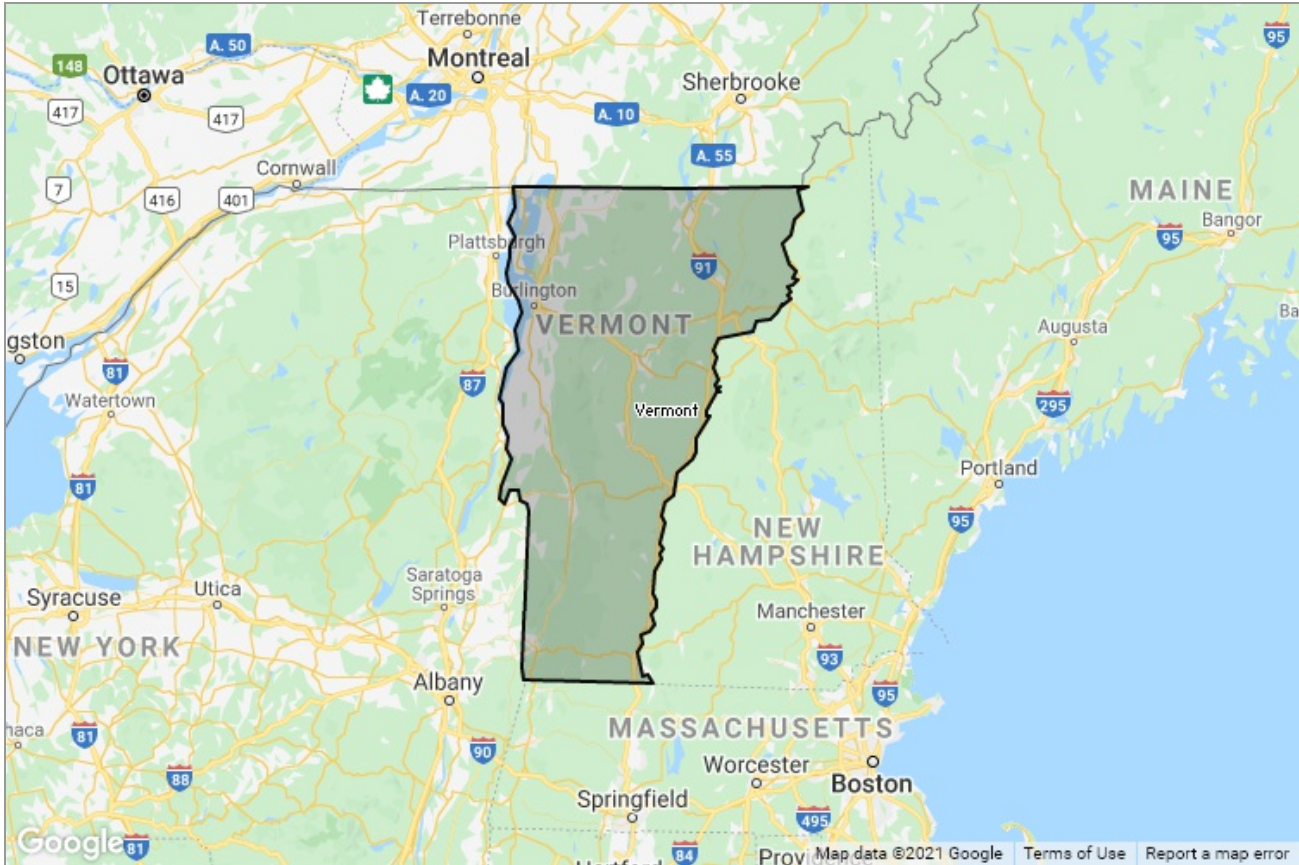




MARKET DATA REPORT

Vermont July Indicators Report



Report Characteristics

Report Name:

Vermont July Indicators Report

Report Date Range:

7/2020 – 7/2021

Filters Used:

Property Type, Location

Avg/Med: Both

Run Date: 08/02/2021

Scheduled: No

Presented by

Vermont Association of REALTORS®

Other: <http://www.vermontrealtors.com/>

148 State Street
Montpelier, VT 05602

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	Jul 2021	Jul 2020	+ / -	YTD 2021	YTD 2020	+ / -
Listing Activity Charts Metrics						
New Listing Count	928	1,249	-25.7%	6,005	5,744	+4.5%
New Listing Volume	\$390,739,533	\$482,875,272	-19.1%	\$2,475,975,191	\$2,125,501,861	+16.5%
Active Listing Count	45	3,316	-98.6%	N/A	N/A	
Active Listing Volume	\$19,929,400	\$1,506,504,359	-98.7%	N/A	N/A	
Average Listing Price	\$442,876	\$454,314	-2.5%	\$528,457	\$417,844	+26.5%
Median Listing Price	\$299,000	\$304,950	-2%	\$334,108	\$287,388	+16.3%
Median Days in RPR	345	100	+245%	131.95	152.7	-13.6%
Months of Inventory	0	4.5	-98.9%	2.6	6.7	-61.4%
Absorption Rate	2,026.67%	22.32%	+2,004.4%	38.64%	14.91%	+23.7%
Sales Activity Charts Metrics						
New Pending Sales Count	852	1,432	-40.5%	6,182	6,001	+3%
New Pending Sales Volume	\$324,273,202	\$523,165,490	-38%	\$2,316,580,726	\$1,902,568,391	+21.8%
Pending Sales Count	—	1,929	—	N/A	N/A	
Pending Sales Volume	—	\$688,191,337	—	N/A	N/A	
Closed Sales Count	626	1,005	-37.7%	4,571	3,883	+17.7%
Closed Sales Volume	\$238,246,622	\$312,127,993	-23.7%	\$1,678,514,404	\$1,134,661,008	+47.9%
Average Sales Price	\$380,586	\$310,575	+22.5%	\$367,209	\$292,212	+25.7%
Median Sales Price	\$316,000	\$254,500	+24.2%	\$296,007	\$244,283	+21.2%

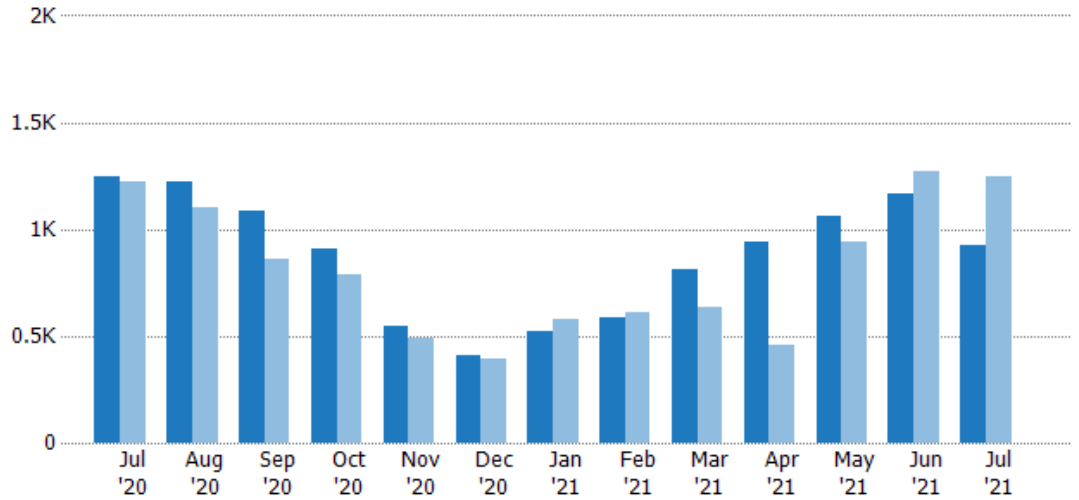
New Listings

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

Filters Used

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

Month/ Year	Count	% Chg.
Jul '21	928	-25.7%
Jul '20	1.25K	2%
Jul '19	1.23K	-5.1%



Current Year	1.25K	1.22K	1.09K	911	547	409	521	583	811	940	1.06K	1.16K	928
Prior Year	1.23K	1.1K	857	785	491	390	579	609	638	458	943	1.27K	1.25K
Percent Change from Prior Year	2%	10%	27%	16%	11%	5%	-10%	-4%	27%	105%	12%	-8%	-26%

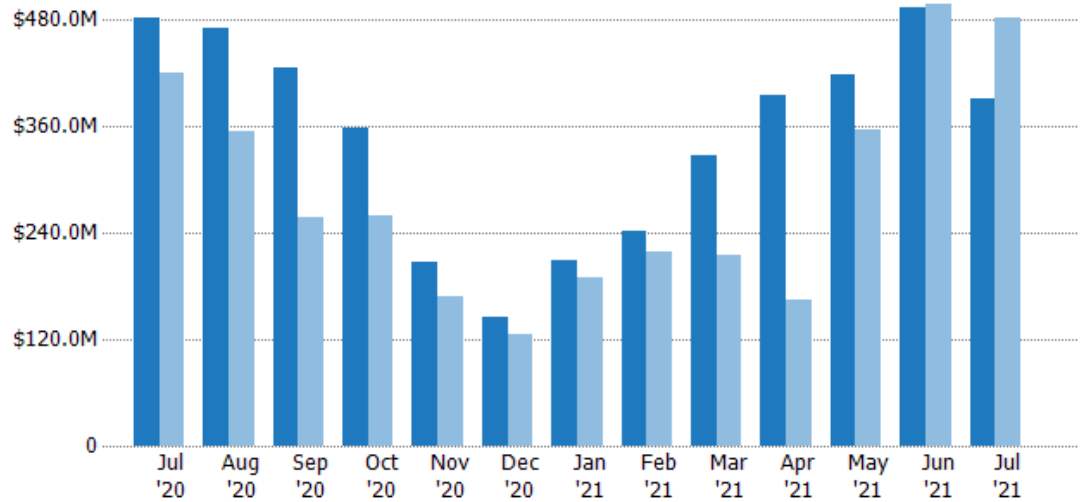
New Listing Volume

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

Filters Used

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

Month/ Year	Volume	% Chg.
Jul '21	\$391M	-19.1%
Jul '20	\$483M	15.1%
Jul '19	\$420M	-12.5%



Current Year	\$483M	\$470M	\$426M	\$359M	\$207M	\$146M	\$208M	\$241M	\$327M	\$396M	\$419M	\$493M	\$391M
Prior Year	\$420M	\$355M	\$258M	\$260M	\$168M	\$126M	\$190M	\$219M	\$216M	\$165M	\$356M	\$497M	\$483M
Percent Change from Prior Year	15%	33%	65%	38%	24%	16%	10%	10%	52%	140%	18%	-1%	-19%

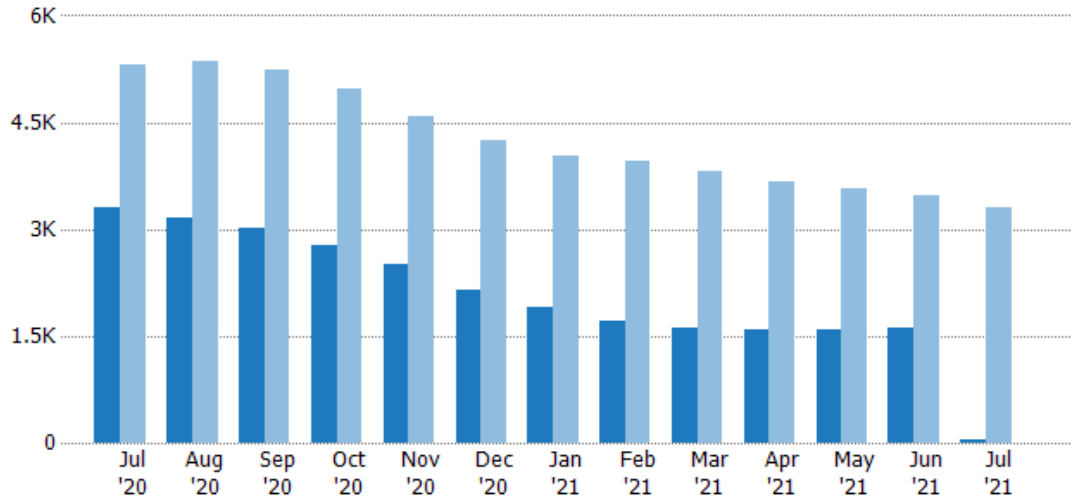
Active Listings

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

Filters Used

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

Month/ Year	Count	% Chg.
Jul '21	45	-98.6%
Jul '20	3.32K	-37.6%
Jul '19	5.31K	0.5%



Current Year	3.32K	3.16K	3.02K	2.77K	2.51K	2.14K	1.91K	1.71K	1.6K	1.6K	1.58K	1.6K	45
Prior Year	5.31K	5.37K	5.24K	4.98K	4.6K	4.25K	4.02K	3.96K	3.82K	3.67K	3.57K	3.49K	3.32K
Percent Change from Prior Year	-38%	-41%	-42%	-44%	-45%	-50%	-53%	-57%	-58%	-56%	-56%	-54%	-99%

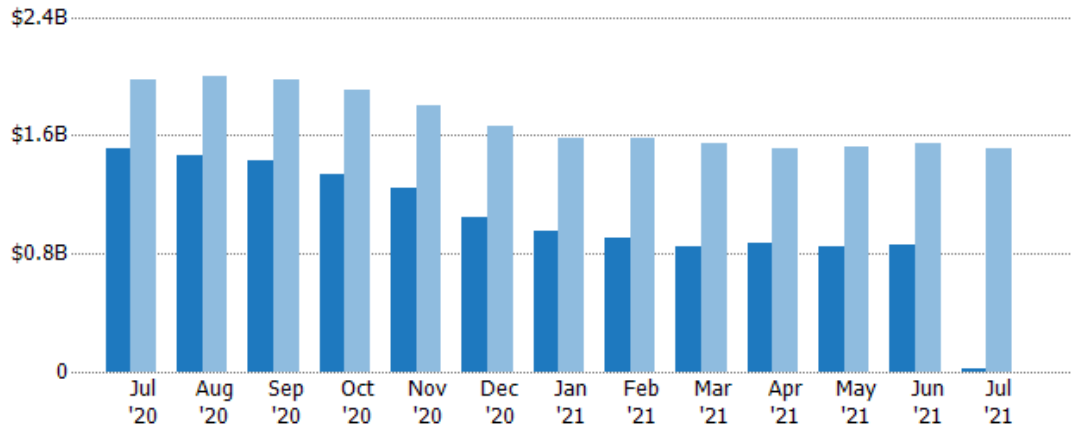
Active Listing Volume

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

Filters Used

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

Month/ Year	Volume	% Chg.
Jul '21	\$19.9M	-98.7%
Jul '20	\$1.51B	-23.8%
Jul '19	\$1.98B	-4.6%



Current Year	\$1.51B	\$1.46B	\$1.43B	\$1.34B	\$1.25B	\$1.05B	\$958M	\$909M	\$850M	\$870M	\$844M	\$859M	\$19.9M
Prior Year	\$1.98B	\$2B	\$1.98B	\$1.9B	\$1.8B	\$1.67B	\$1.58B	\$1.58B	\$1.55B	\$1.51B	\$1.53B	\$1.55B	\$1.51B
Percent Change from Prior Year	-24%	-27%	-28%	-30%	-31%	-37%	-39%	-42%	-45%	-42%	-45%	-44%	-99%

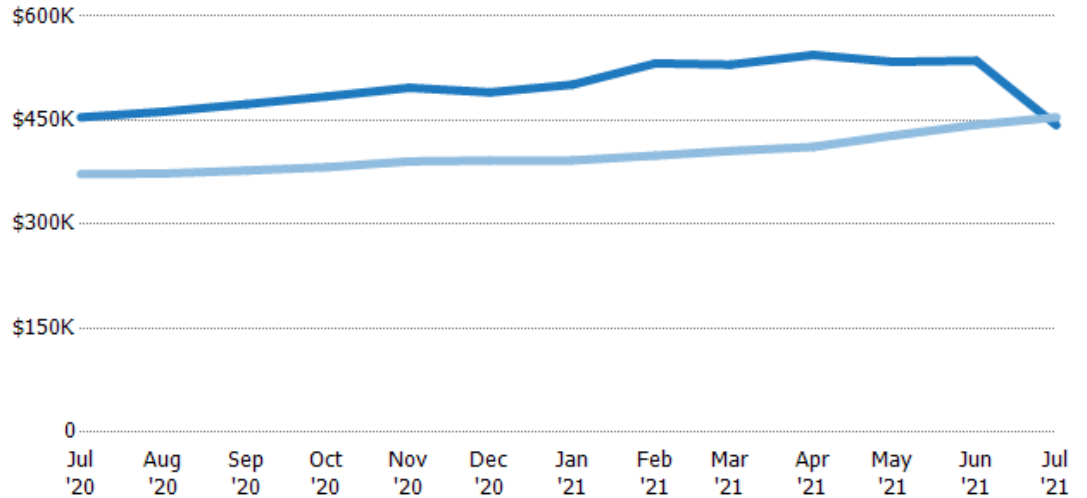
Average Listing Price

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

Filters Used

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

Month/ Year	Price	% Chg.
Jul '21	\$443K	-2.5%
Jul '20	\$454K	22%
Jul '19	\$372K	-5.1%



Current Year	\$454K	\$462K	\$473K	\$484K	\$497K	\$490K	\$501K	\$532K	\$530K	\$544K	\$534K	\$536K	\$443K
Prior Year	\$372K	\$373K	\$378K	\$382K	\$391K	\$392K	\$392K	\$399K	\$406K	\$412K	\$428K	\$444K	\$454K
Percent Change from Prior Year	22%	24%	25%	27%	27%	25%	28%	33%	31%	32%	25%	21%	-3%

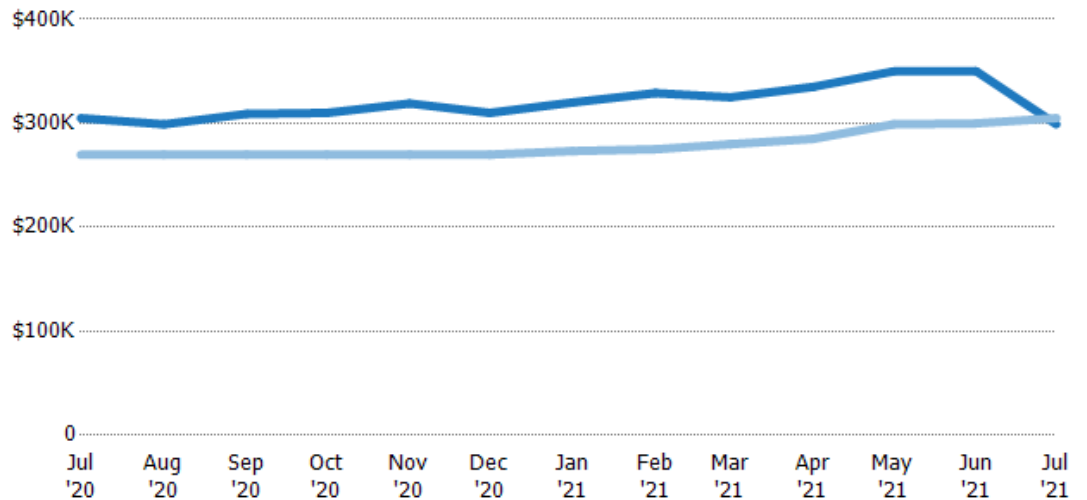
Median Listing Price

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

Filters Used

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

Month/ Year	Price	% Chg.
Jul '21	\$299K	-2%
Jul '20	\$305K	13.1%
Jul '19	\$270K	-2.1%



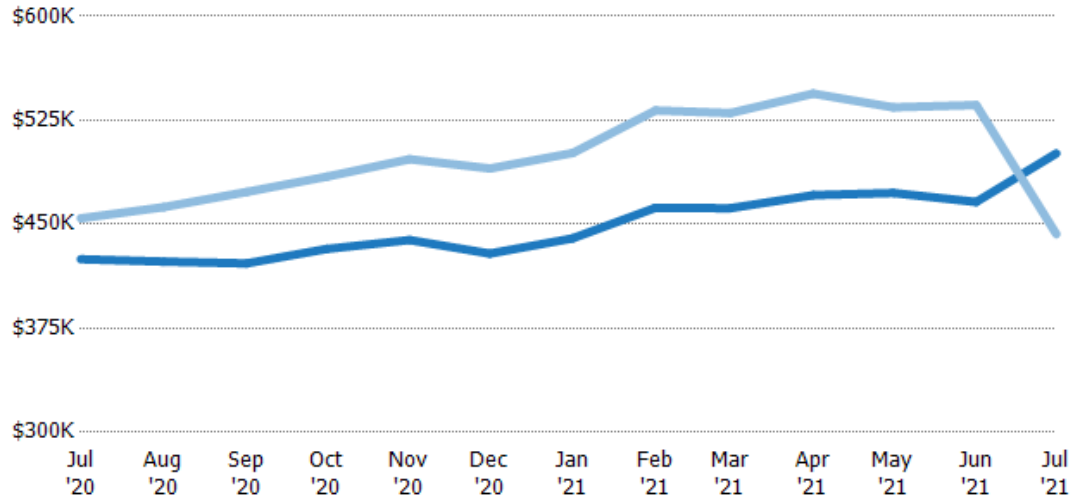
Current Year	\$305K	\$299K	\$309K	\$310K	\$319K	\$310K	\$320K	\$329K	\$325K	\$335K	\$350K	\$350K	\$299K
Prior Year	\$270K	\$270K	\$270K	\$270K	\$270K	\$270K	\$273K	\$275K	\$280K	\$285K	\$299K	\$300K	\$305K
Percent Change from Prior Year	13%	11%	14%	15%	18%	15%	17%	20%	16%	18%	17%	17%	-2%

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

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

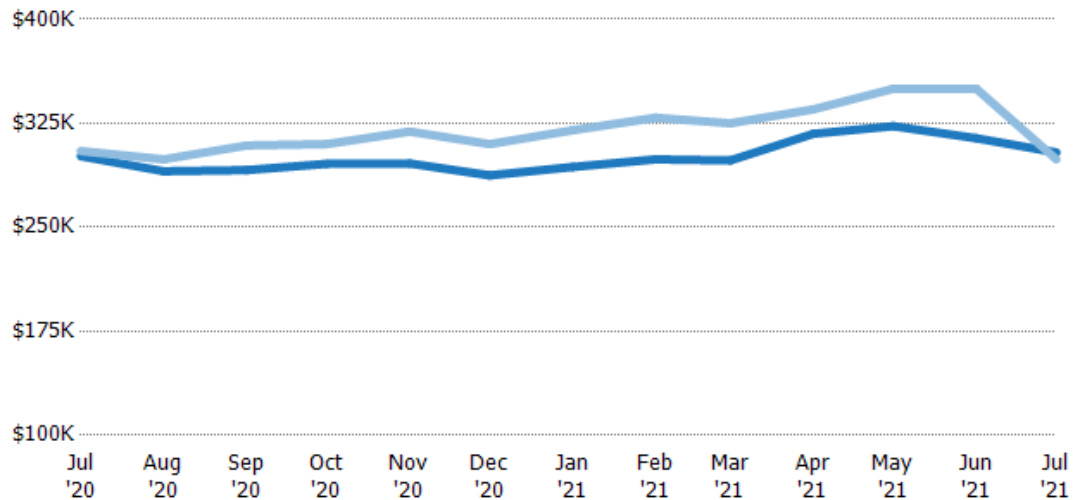


Median Listing Price vs Median Est Value

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

Filters Used

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



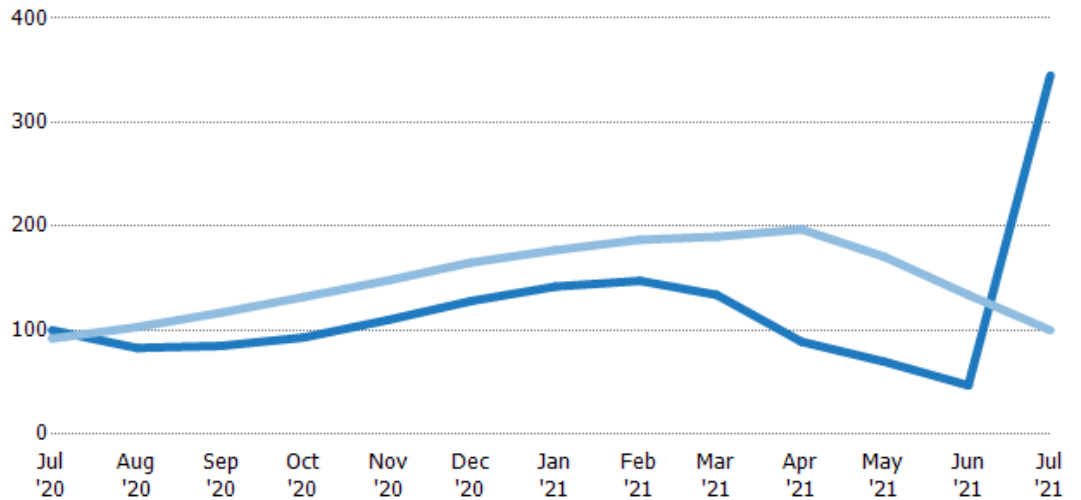
Median Days in RPR

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

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

Month/ Year	Days	% Chg.
Jul '21	345	245%
Jul '20	100	8.7%
Jul '19	92	-7.6%



Current Year	100	83	85	93	110	128	142	148	134	89	70	47	345
Prior Year	92	103	117	132	148	165	177	187	190	197	171	134	100
Percent Change from Prior Year	9%	-19%	-27%	-30%	-26%	-22%	-20%	-21%	-29%	-55%	-59%	-65%	245%

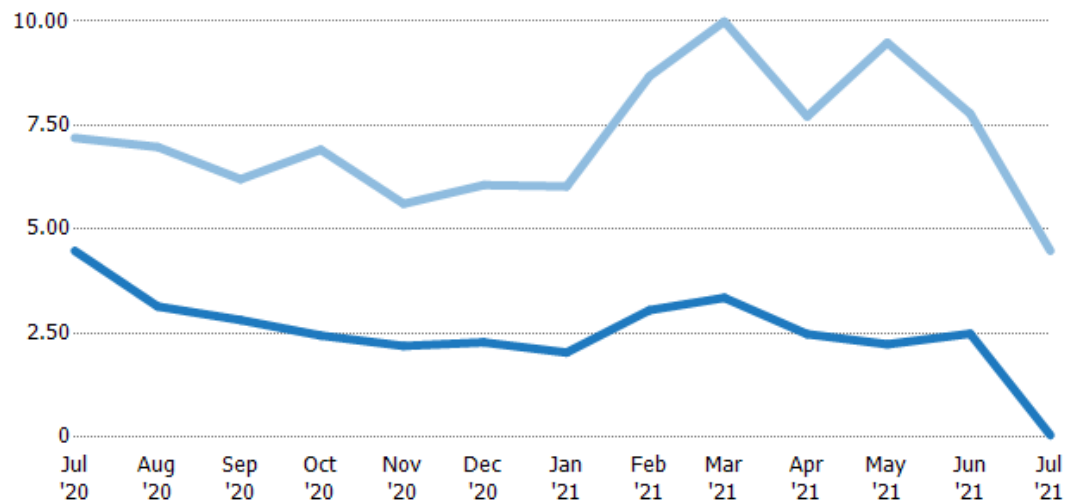
Months of Inventory

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

Filters Used

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

Month/ Year	Months	% Chg.
Jul '21	0	-98.9%
Jul '20	4.48	-37.7%
Jul '19	7.2	3.8%



Current Year	4.48	3.14	2.82	2.45	2.19	2.28	2.04	3.06	3.35	2.48	2.23	2.49	0
Prior Year	7.2	6.98	6.2	6.91	5.61	6.06	6.03	8.68	9.99	7.71	9.48	7.78	4.48
Percent Change from Prior Year	-38%	-55%	-55%	-65%	-61%	-62%	-66%	-65%	-66%	-68%	-76%	-68%	-99%

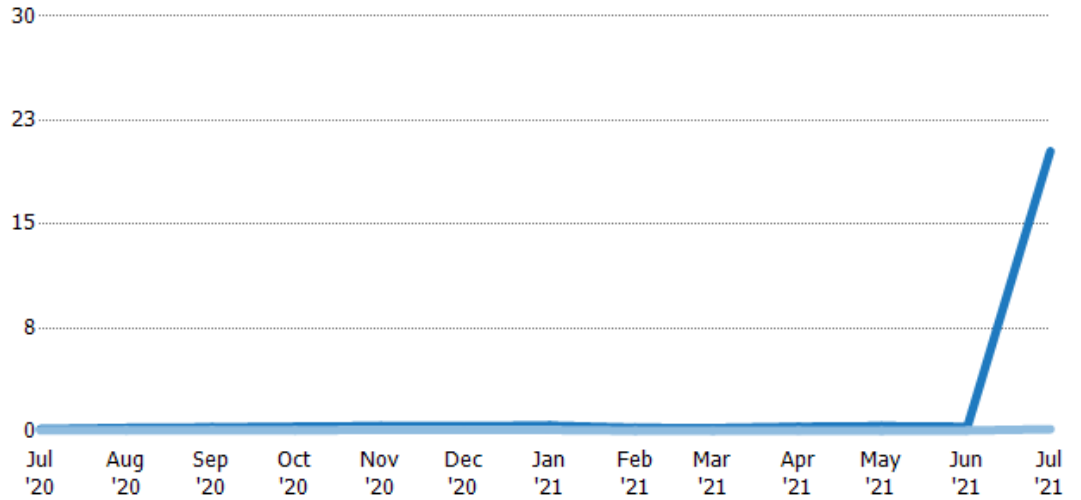
Absorption Rate

The percentage of inventory sold per month.

Filters Used

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

Month/ Year	Rate	Chg.
Jul '21	2,027%	-2,004.4%
Jul '20	22%	-8.4%
Jul '19	14%	-3.7%



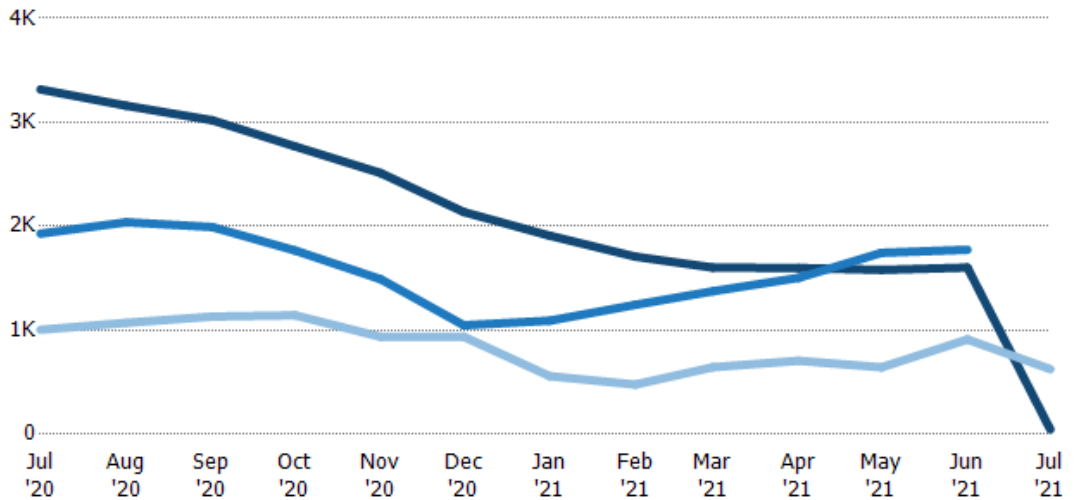
Current Year	22%	32%	35%	41%	46%	44%	49%	33%	30%	40%	45%	40%	2,027%
Prior Year	14%	14%	16%	14%	18%	16%	17%	12%	10%	13%	11%	13%	22%
Change from Prior Year	-8%	-17%	-19%	-26%	-28%	-27%	-33%	-21%	-20%	-27%	-34%	-27%	-2,004.4%

Active/Pending/Sold Units

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

Filters Used

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



Active	3.32K	3.16K	3.02K	2.77K	2.51K	2.14K	1.91K	1.71K	1.6K	1.6K	1.58K	1.6K	45
Pending	1.93K	2.04K	1.99K	1.77K	1.49K	1.05K	1.09K	1.25K	1.38K	1.5K	1.75K	1.78K	-
Sold	1.01K	1.07K	1.13K	1.14K	937	938	559	478	645	707	644	912	626

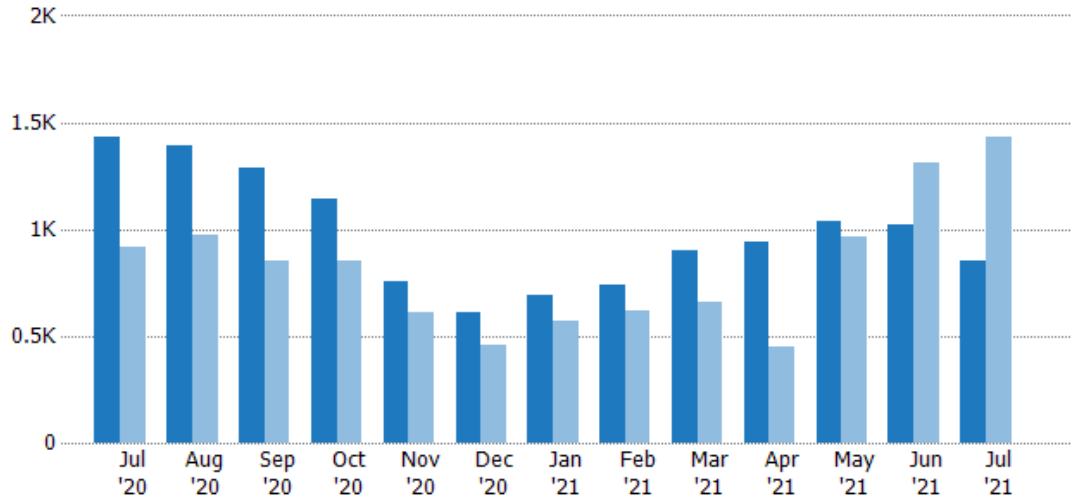
New Pending Sales

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

Filters Used

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

Month/ Year	Count	% Chg.
Jul '21	852	-40.5%
Jul '20	1.43K	55.8%
Jul '19	919	-25.1%



Current Year	1.43K	1.39K	1.29K	1.14K	755	608	695	736	900	943	1.03K	1.02K	852
Prior Year	919	975	850	854	610	457	571	616	659	446	966	1.31K	1.43K
Percent Change from Prior Year	56%	43%	51%	33%	24%	33%	22%	19%	37%	111%	7%	-22%	-41%

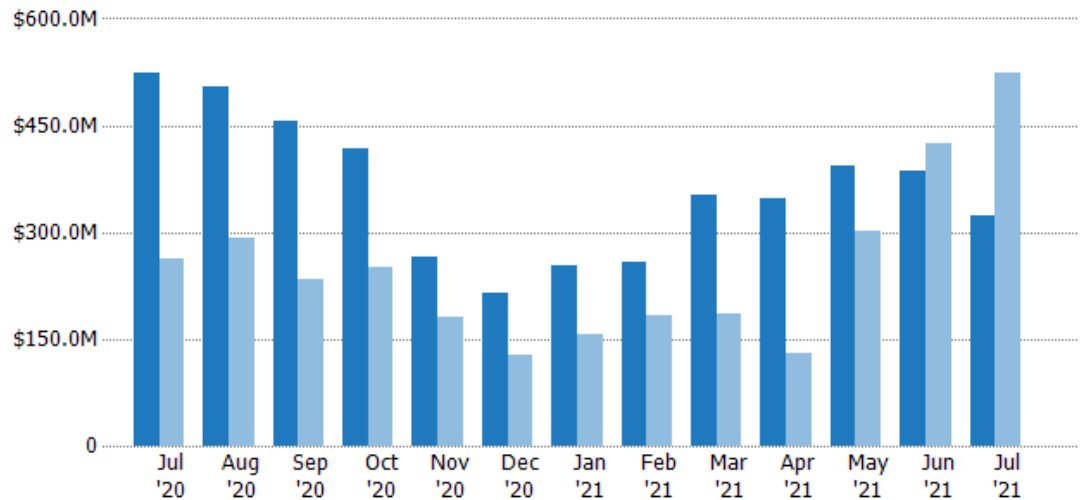
New Pending Sales Volume

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

Filters Used

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

Month/ Year	Volume	% Chg.
Jul '21	\$324M	-38%
Jul '20	\$523M	98.4%
Jul '19	\$264M	-32.1%



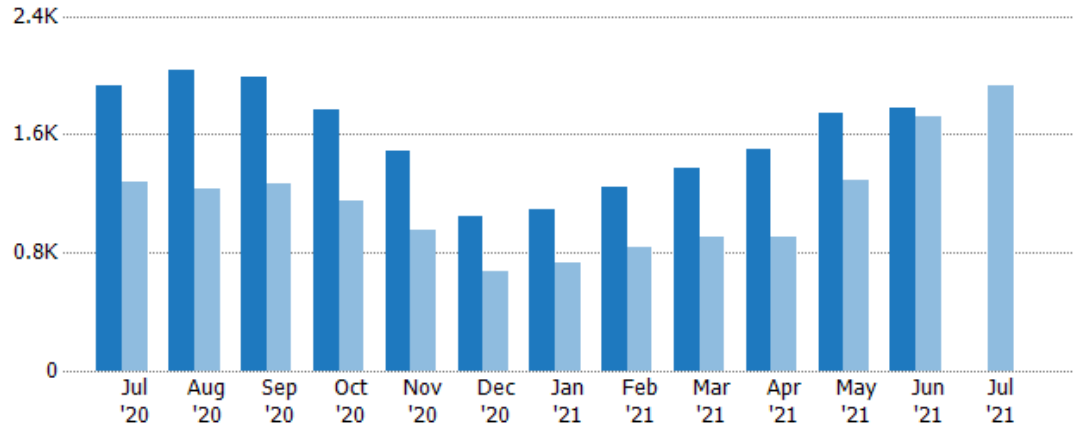
Current Year	\$523M	\$504M	\$455M	\$417M	\$266M	\$214M	\$253M	\$259M	\$353M	\$348M	\$393M	\$386M	\$324M
Prior Year	\$264M	\$292M	\$235M	\$250M	\$180M	\$128M	\$157M	\$182M	\$186M	\$129M	\$302M	\$424M	\$523M
Percent Change from Prior Year	98%	72%	94%	66%	48%	68%	61%	42%	90%	170%	30%	-9%	-38%

Pending Sales

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

Filters Used

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



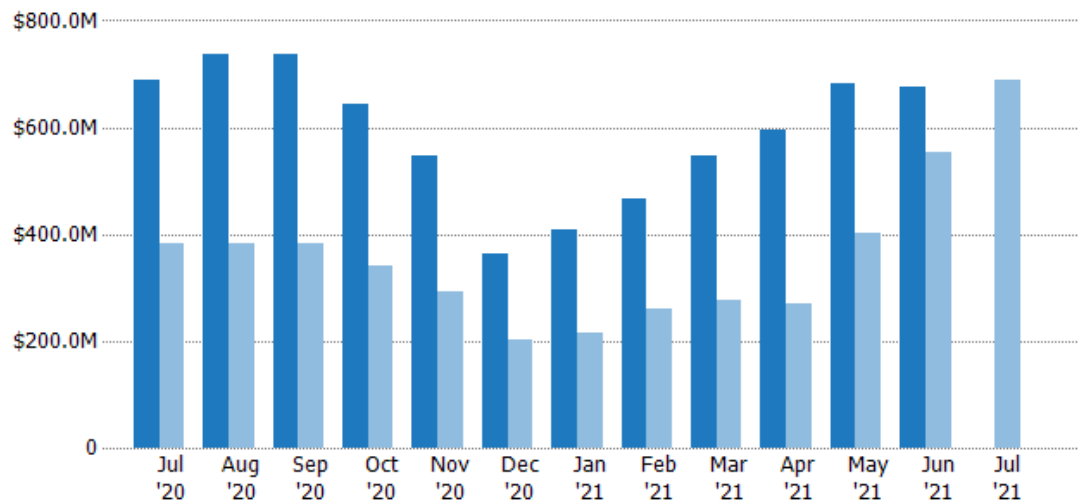
Current Year	1.93K	2.04K	1.99K	1.77K	1.49K	1.05K	1.09K	1.25K	1.38K	1.5K	1.75K	1.78K	-
Prior Year	1.28K	1.23K	1.26K	1.15K	957	671	728	838	906	904	1.29K	1.72K	1.93K
Percent Change from Prior Year	51%	66%	58%	54%	56%	56%	50%	49%	52%	66%	35%	3%	-100%

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

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



Current Year	\$688M	\$736M	\$736M	\$643M	\$546M	\$364M	\$407M	\$467M	\$547M	\$594M	\$682M	\$676M	-
Prior Year	\$384M	\$383M	\$384M	\$341M	\$292M	\$203M	\$214M	\$259M	\$276M	\$271M	\$403M	\$554M	\$688M
Percent Change from Prior Year	79%	92%	92%	89%	87%	79%	91%	81%	99%	119%	69%	22%	-100%

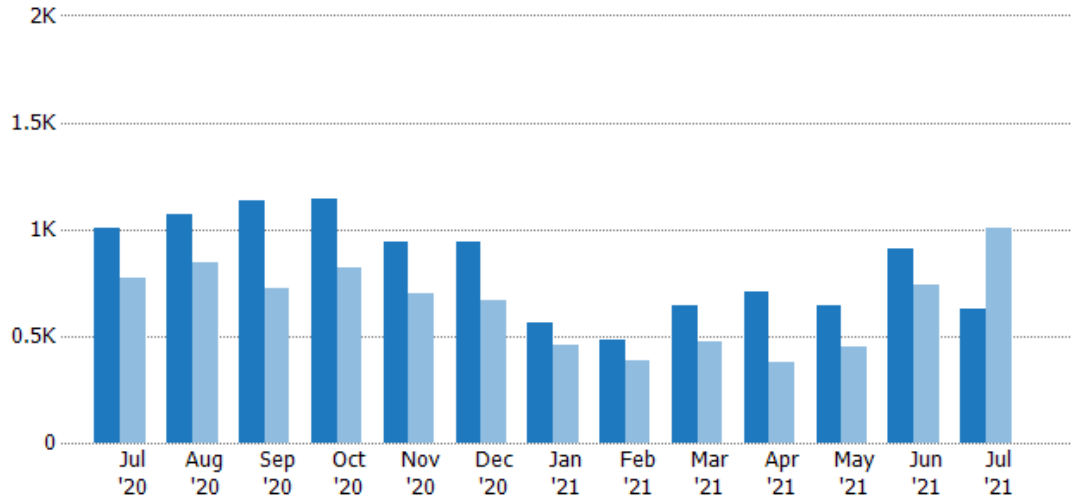
Closed Sales

The total number of residential properties sold each month.

Filters Used

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

Month/ Year	Count	% Chg.
Jul '21	626	-37.7%
Jul '20	1.01K	30.7%
Jul '19	769	-12.5%



Current Year	1.01K	1.07K	1.13K	1.14K	937	938	559	478	645	707	644	912	626
Prior Year	769	844	720	819	701	667	456	382	476	376	448	740	1.01K
Percent Change from Prior Year	31%	27%	57%	40%	34%	41%	23%	25%	36%	88%	44%	23%	-38%

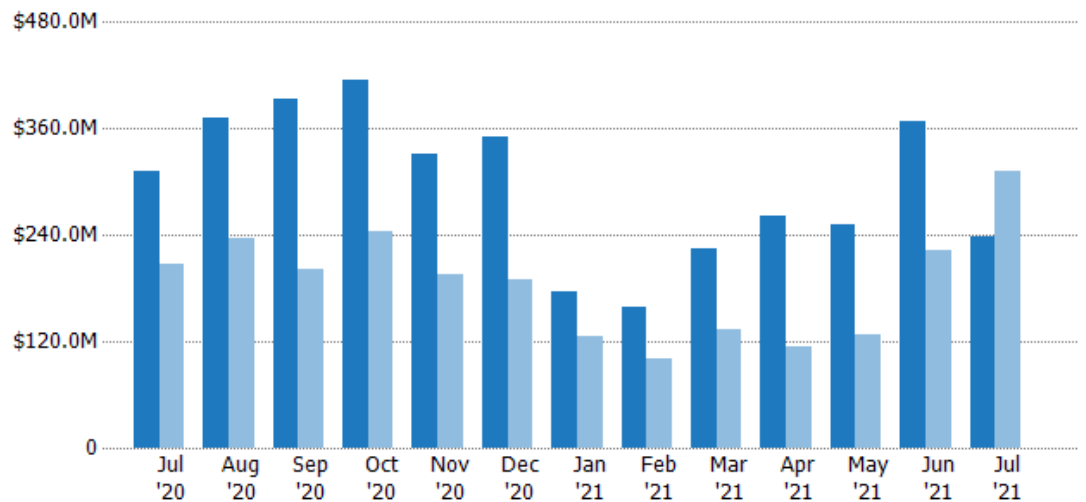
Closed Sales Volume

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

Filters Used

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

Month/ Year	Volume	% Chg.
Jul '21	\$238M	-23.7%
Jul '20	\$312M	50.3%
Jul '19	\$208M	-17%



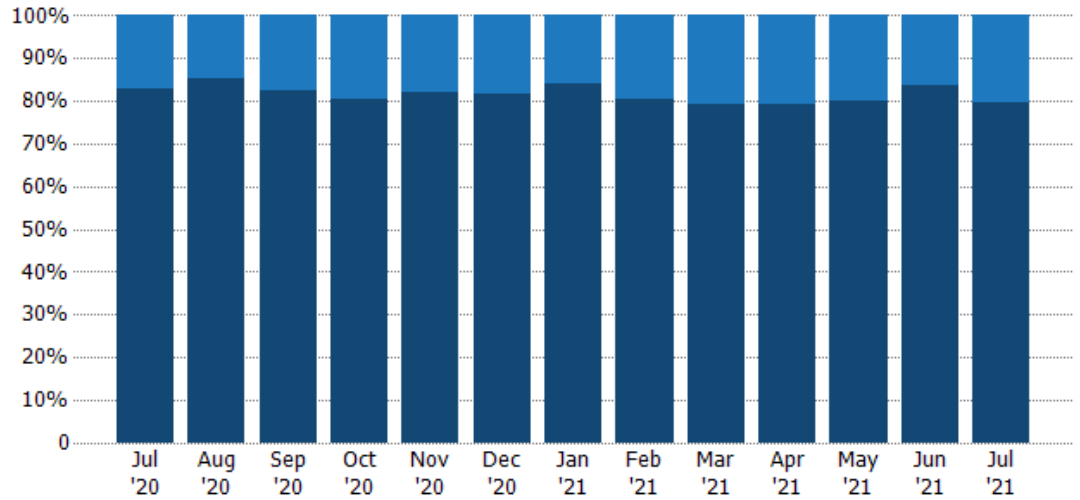
Current Year	\$312M	\$373M	\$393M	\$415M	\$331M	\$351M	\$176M	\$158M	\$225M	\$261M	\$252M	\$369M	\$238M
Prior Year	\$208M	\$235M	\$201M	\$244M	\$195M	\$189M	\$125M	\$100M	\$133M	\$114M	\$127M	\$223M	\$312M
Percent Change from Prior Year	50%	58%	96%	70%	70%	86%	40%	59%	69%	129%	98%	65%	-24%

Closed Sales by Property Type

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

Filters Used

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



Condo/Townhouse	17%	15%	18%	19%	18%	18%	16%	19%	21%	21%	20%	16%	20%
Single Family Residence	83%	85%	82%	81%	82%	82%	84%	81%	79%	79%	80%	84%	80%

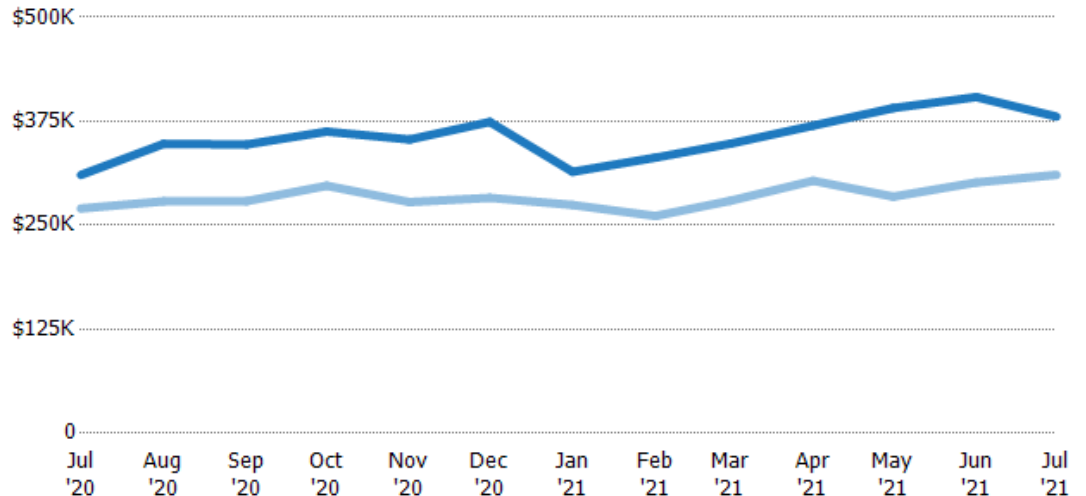
Average Sales Price

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

Filters Used

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

Month/ Year	Price	% Chg.
Jul '21	\$381K	22.5%
Jul '20	\$311K	15%
Jul '19	\$270K	-5.2%



Current Year	\$311K	\$348K	\$347K	\$363K	\$353K	\$374K	\$314K	\$331K	\$348K	\$370K	\$391K	\$404K	\$381K
Prior Year	\$270K	\$279K	\$279K	\$297K	\$278K	\$283K	\$274K	\$261K	\$279K	\$303K	\$284K	\$301K	\$311K
Percent Change from Prior Year	15%	25%	24%	22%	27%	32%	15%	27%	25%	22%	37%	34%	23%

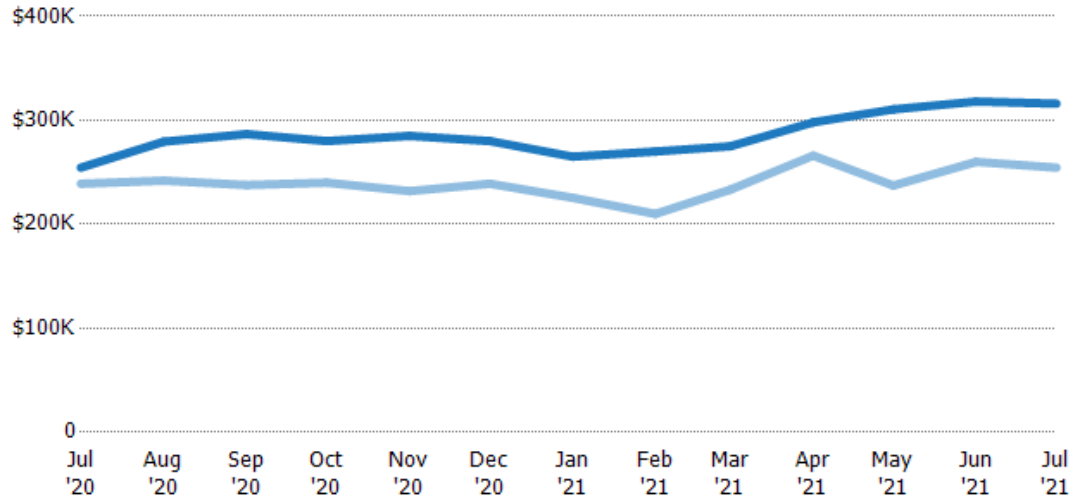
Median Sales Price

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

Filters Used

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

Month/ Year	Price	% Chg.
Jul '21	\$316K	24.2%
Jul '20	\$255K	6.5%
Jul '19	\$239K	-4.2%



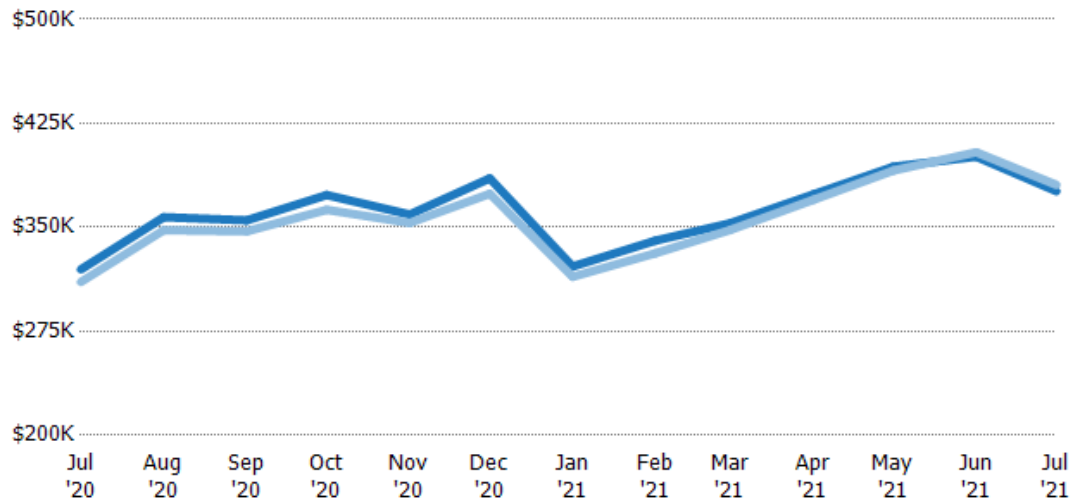
Current Year	\$255K	\$279K	\$287K	\$280K	\$285K	\$280K	\$265K	\$270K	\$275K	\$298K	\$311K	\$318K	\$316K
Prior Year	\$239K	\$242K	\$238K	\$240K	\$232K	\$239K	\$226K	\$210K	\$233K	\$266K	\$237K	\$260K	\$255K
Percent Change from Prior Year	6%	15%	21%	17%	23%	17%	18%	29%	18%	12%	31%	22%	24%

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

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



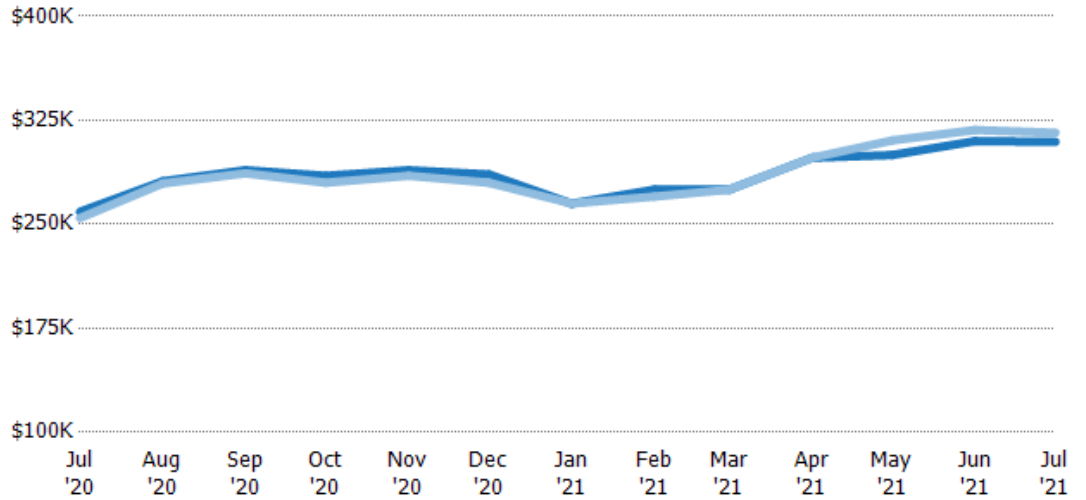
Avg List Price	\$320K	\$357K	\$355K	\$373K	\$359K	\$385K	\$322K	\$340K	\$353K	\$374K	\$394K	\$401K	\$376K
Avg Sales Price	\$311K	\$348K	\$347K	\$363K	\$353K	\$374K	\$314K	\$331K	\$348K	\$370K	\$391K	\$404K	\$381K
Avg Sales Price as a % of Avg List Price	97%	97%	98%	97%	98%	97%	98%	97%	99%	99%	99%	101%	101%

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

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

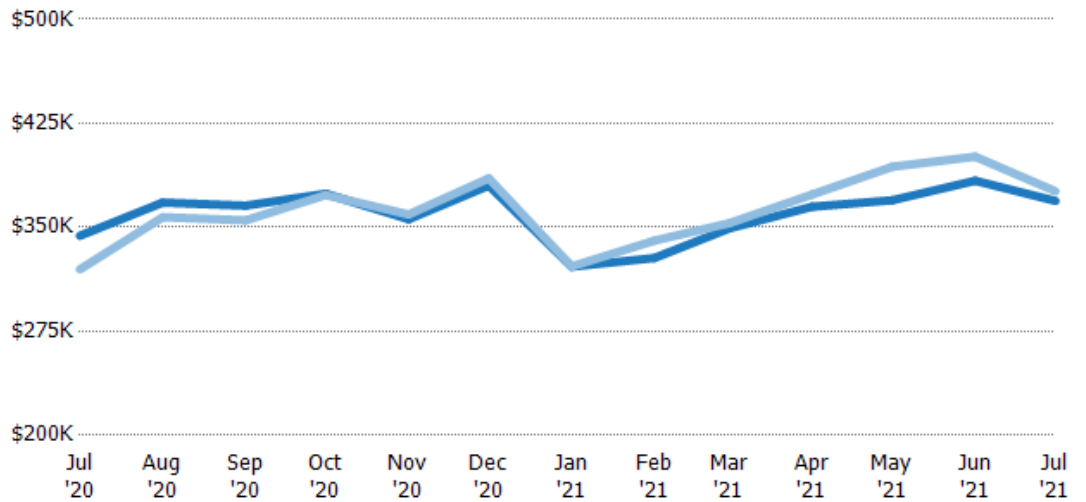


Average Sales Price vs Average Est Value

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

Filters Used

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

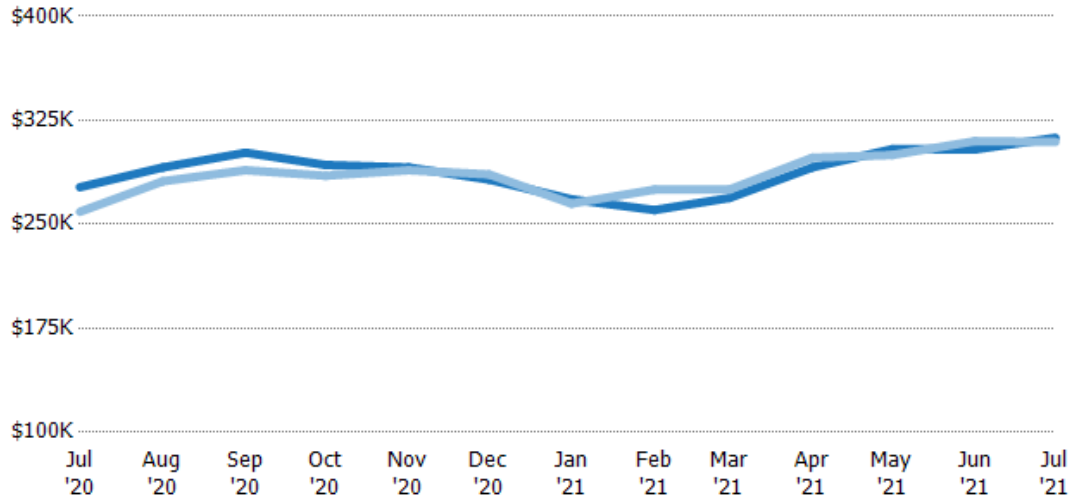


Median Sales Price vs Median Est Value

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

Filters Used

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



Median Est Value	\$277K	\$291K	\$302K	\$293K	\$291K	\$282K	\$268K	\$260K	\$269K	\$291K	\$304K	\$304K	\$312K
Median Sales Price	\$259K	\$281K	\$289K	\$285K	\$289K	\$286K	\$265K	\$275K	\$275K	\$298K	\$300K	\$310K	\$309K
Med Sales Price as a % of Med Est Value	94%	97%	96%	97%	99%	101%	99%	106%	102%	102%	99%	102%	99%

Sales Activity by ZIP

Jul 2021

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			12	\$3,224,000	\$268,667	\$297,500	\$176	\$161	6
05030			1	\$284,924	\$284,924	\$284,924	\$136	\$136	12
05032			1	\$122,500	\$122,500	\$122,500	\$107	\$107	6
05036			3	\$729,000	\$243,000	\$249,000	\$135	\$138	4
05037			1	\$555,000	\$555,000	\$555,000	\$182	\$182	81
05039			4	\$769,000	\$192,250	\$185,000	\$193	\$138	109
05040			1	\$75,000	\$75,000	\$75,000	\$170	\$170	3
05043			1	\$72,500	\$72,500	\$72,500	\$350	\$350	231
05045			2	\$960,000	\$480,000	\$480,000	\$288	\$288	16
05046			1	\$117,500	\$117,500	\$117,500	\$47	\$47	7
05048			2	\$542,500	\$271,250	\$271,250	\$223	\$223	40
05051			3	\$763,300	\$254,433	\$250,000	\$127	\$117	6
05055			8	\$4,885,000	\$610,625	\$580,000	\$310	\$258	4
05056			3	\$1,970,000	\$656,667	\$550,000	\$190	\$225	13
05059			5	\$1,700,000	\$340,000	\$311,000	\$162	\$181	7
05060			4	\$1,243,000	\$310,750	\$195,250	\$148	\$155	7
05062			1	\$895,000	\$895,000	\$895,000	\$154	\$154	24
05067			1	\$875,000	\$875,000	\$875,000	\$203	\$203	70
05068			2	\$589,000	\$294,500	\$294,500	\$144	\$144	139
05071			1	\$475,000	\$475,000	\$475,000	\$200	\$200	73
05074			1	\$223,500	\$223,500	\$223,500	\$133	\$133	92
05075			3	\$1,792,500	\$597,500	\$312,500	\$201	\$230	82
05076			1	\$93,000	\$93,000	\$93,000	\$193	\$193	4
05077			1	\$260,000	\$260,000	\$260,000	\$111	\$111	14
05079			1	\$352,500	\$352,500	\$352,500	\$257	\$257	25
05081			1	\$250,000	\$250,000	\$250,000	\$162	\$162	15
05088			4	\$1,089,000	\$272,250	\$267,500	\$187	\$178	14
05089			4	\$961,000	\$240,250	\$177,000	\$141	\$149	19
05091			9	\$4,685,340	\$520,593	\$499,000	\$211	\$214	5
05142			1	\$475,000	\$475,000	\$475,000	\$248	\$248	122
05143			5	\$2,024,400	\$404,880	\$285,000	\$171	\$186	5
05148			4	\$1,316,000	\$329,000	\$355,000	\$156	\$136	9
05149			4	\$1,600,000	\$400,000	\$382,500	\$156	\$161	63
05152			2	\$515,500	\$257,750	\$257,750	\$213	\$213	12
05153			1	\$540,000	\$540,000	\$540,000	\$280	\$280	9
05154			1	\$270,000	\$270,000	\$270,000	\$163	\$163	8
05155			2	\$934,000	\$467,000	\$467,000	\$324	\$324	50
05156			3	\$517,000	\$172,333	\$215,000	\$96	\$104	7

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Sales Activity by ZIP

Jul 2021

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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
05158			3	\$497,000	\$165,667	\$192,000	\$107	\$133	9
05161			1	\$1,300,000	\$1,300,000	\$1,300,000	\$376	\$376	5
05201			10	\$1,984,900	\$198,490	\$178,750	\$110	\$122	10
05250			4	\$1,164,500	\$291,125	\$305,000	\$162	\$179	5
05251			5	\$2,766,400	\$553,280	\$585,000	\$217	\$205	21
05254			2	\$1,050,000	\$525,000	\$525,000	\$202	\$202	3
05255			1	\$550,000	\$550,000	\$550,000	\$178	\$178	6
05261			2	\$434,500	\$217,250	\$217,250	\$170	\$170	40
05262			3	\$836,000	\$278,667	\$236,000	\$167	\$167	8
05301			12	\$4,631,500	\$385,958	\$312,500	\$175	\$156	9
05340			3	\$1,289,000	\$429,667	\$452,000	\$215	\$219	4
05343			1	\$180,000	\$180,000	\$180,000	\$200	\$200	6
05345			2	\$1,150,000	\$575,000	\$575,000	\$204	\$204	5
05346			3	\$1,607,500	\$535,833	\$685,000	\$180	\$170	10
05350			4	\$584,501	\$146,125	\$156,251	\$67	\$76	121
05353			2	\$450,360	\$225,180	\$225,180	\$85	\$85	3
05354			2	\$610,000	\$305,000	\$305,000	\$112	\$112	26
05355			1	\$274,000	\$274,000	\$274,000	\$148	\$148	7
05356			14	\$4,570,557	\$326,468	\$314,779	\$201	\$197	5
05360			4	\$1,864,132	\$466,033	\$472,066	\$236	\$247	40
05361			1	\$110,000	\$110,000	\$110,000	\$127	\$127	15
05363			10	\$2,828,000	\$282,800	\$271,500	\$155	\$167	22
05401			19	\$10,215,500	\$537,658	\$515,000	\$337	\$290	5
05403			32	\$14,397,752	\$449,930	\$437,500	\$219	\$210	5
05404			6	\$2,231,000	\$371,833	\$375,000	\$232	\$202	4
05408			11	\$4,115,400	\$374,127	\$369,400	\$249	\$245	5
05440			2	\$1,325,000	\$662,500	\$662,500	\$206	\$206	39
05441			1	\$352,500	\$352,500	\$352,500	\$202	\$202	5
05442			1	\$404,000	\$404,000	\$404,000	\$214	\$214	12
05443			4	\$1,509,900	\$377,475	\$379,950	\$185	\$188	6
05444			1	\$600,000	\$600,000	\$600,000	\$269	\$269	3
05445			4	\$4,340,000	\$1,085,000	\$460,000	\$327	\$296	6
05446			18	\$10,325,900	\$573,661	\$390,500	\$232	\$208	5
05448			2	\$672,000	\$336,000	\$336,000	\$162	\$162	14
05450			5	\$1,609,000	\$321,800	\$269,000	\$139	\$125	8
05452			25	\$8,678,665	\$347,147	\$352,500	\$207	\$214	5
05454			10	\$3,445,500	\$344,550	\$346,000	\$189	\$190	7

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Sales Activity by ZIP

Jul 2021

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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
05455			2	\$996,000	\$498,000	\$498,000	\$135	\$135	26
05458			1	\$390,000	\$390,000	\$390,000	\$186	\$186	6
05460			1	\$245,000	\$245,000	\$245,000	\$164	\$164	12
05461			7	\$2,526,288	\$360,898	\$350,000	\$220	\$199	6
05462			1	\$311,500	\$311,500	\$311,500	\$145	\$145	9
05464			2	\$790,000	\$395,000	\$395,000	\$178	\$178	3
05465			5	\$2,008,250	\$401,650	\$387,250	\$204	\$212	4
05468			6	\$1,947,000	\$324,500	\$275,000	\$190	\$173	6
05470			1	\$295,000	\$295,000	\$295,000	\$161	\$161	8
05471			1	\$417,000	\$417,000	\$417,000	\$209	\$209	258
05473			1	\$185,000	\$185,000	\$185,000	\$150	\$150	39
05474			5	\$2,079,000	\$415,800	\$400,000	\$179	\$174	12
05477			1	\$755,000	\$755,000	\$755,000	\$251	\$251	5
05478			13	\$3,979,500	\$306,115	\$328,500	\$183	\$197	7
05482			7	\$4,580,000	\$654,286	\$685,000	\$196	\$191	2
05483			3	\$1,305,000	\$435,000	\$340,000	\$170	\$170	5
05486			1	\$119,000	\$119,000	\$119,000	\$298	\$298	93
05487			2	\$712,500	\$356,250	\$356,250	\$225	\$225	80
05488			7	\$2,465,215	\$352,174	\$370,000	\$171	\$168	6
05489			1	\$575,000	\$575,000	\$575,000	\$260	\$260	5
05491			4	\$1,350,000	\$337,500	\$342,500	\$189	\$201	8
05494			1	\$392,000	\$392,000	\$392,000	\$210	\$210	18
05495			5	\$2,318,500	\$463,700	\$500,000	\$218	\$236	5
05602			7	\$2,524,000	\$360,571	\$295,000	\$233	\$208	6
05641			21	\$5,098,300	\$242,776	\$255,000	\$158	\$142	6
05647			1	\$259,000	\$259,000	\$259,000	\$132	\$132	9
05648			1	\$550,000	\$550,000	\$550,000	\$243	\$243	5
05650			3	\$926,000	\$308,667	\$295,000	\$198	\$187	5
05653			1	\$187,500	\$187,500	\$187,500	\$148	\$148	2
05654			1	\$225,000	\$225,000	\$225,000	\$78	\$78	8
05655			5	\$1,509,000	\$301,800	\$315,000	\$137	\$148	9
05656			2	\$1,400,000	\$700,000	\$700,000	\$202	\$202	215
05661			4	\$1,846,000	\$461,500	\$263,500	\$200	\$239	3
05663			7	\$2,378,000	\$339,714	\$335,000	\$161	\$147	8
05667			1	\$585,000	\$585,000	\$585,000	\$154	\$154	213
05672			14	\$12,693,500	\$906,679	\$610,000	\$376	\$340	11
05673			2	\$1,120,000	\$560,000	\$560,000	\$237	\$237	6

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Sales Activity by ZIP

Jul 2021

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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
05674			8	\$2,038,700	\$254,838	\$218,750	\$250	\$272	24
05675			1	\$300,000	\$300,000	\$300,000	\$241	\$241	4
05676			3	\$1,507,000	\$502,333	\$380,000	\$222	\$258	5
05677			1	\$208,000	\$208,000	\$208,000	\$113	\$113	2
05679			1	\$398,000	\$398,000	\$398,000	\$117	\$117	3
05681			1	\$445,000	\$445,000	\$445,000	\$149	\$149	27
05701			12	\$3,396,627	\$283,052	\$274,500	\$109	\$118	61
05732			1	\$272,500	\$272,500	\$272,500	\$152	\$152	16
05733			7	\$1,553,000	\$221,857	\$220,000	\$123	\$128	7
05734			1	\$840,000	\$840,000	\$840,000	\$241	\$241	957
05735			1	\$425,000	\$425,000	\$425,000	\$136	\$136	4
05738			1	\$142,000	\$142,000	\$142,000	\$119	\$119	6
05743			3	\$660,000	\$220,000	\$175,000	\$132	\$133	3
05747			1	\$89,500	\$89,500	\$89,500	\$233	\$233	27
05751			8	\$3,536,000	\$442,000	\$344,500	\$260	\$256	6
05753			3	\$1,488,000	\$496,000	\$402,000	\$234	\$239	25
05758			2	\$2,073,000	\$1,036,500	\$1,036,500	\$226	\$226	14
05759			1	\$347,400	\$347,400	\$347,400	\$124	\$124	0
05760			3	\$1,050,500	\$350,167	\$385,000	\$203	\$219	35
05763			3	\$1,266,000	\$422,000	\$297,000	\$115	\$139	24
05764			3	\$827,750	\$275,917	\$242,750	\$121	\$99	26
05765			2	\$545,000	\$272,500	\$272,500	\$105	\$105	18
05769			1	\$450,000	\$450,000	\$450,000	\$278	\$278	24
05770			1	\$330,000	\$330,000	\$330,000	\$173	\$173	5
05772			1	\$255,000	\$255,000	\$255,000	\$205	\$205	130
05774			3	\$777,000	\$259,000	\$230,000	\$167	\$140	5
05778			1	\$350,000	\$350,000	\$350,000	\$93	\$93	28
05819			8	\$2,063,771	\$257,971	\$226,886	\$129	\$104	22
05820			1	\$371,000	\$371,000	\$371,000	\$236	\$236	6
05822			3	\$557,500	\$185,833	\$175,000	\$104	\$93	19
05825			2	\$367,000	\$183,500	\$183,500	\$160	\$160	1
05826			1	\$185,000	\$185,000	\$185,000	\$148	\$148	156
05829			3	\$828,000	\$276,000	\$315,000	\$204	\$180	22
05830			1	\$163,000	\$163,000	\$163,000	\$124	\$124	29
05832			3	\$762,500	\$254,167	\$289,000	\$212	\$235	8
05837			1	\$85,000	\$85,000	\$85,000	\$103	\$103	7
05839			5	\$1,598,000	\$319,600	\$250,000	\$180	\$186	6

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Sales Activity by ZIP

Jul 2021

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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
05840			1	\$75,000	\$75,000	\$75,000	\$76	\$76	4
05843			2	\$451,000	\$225,500	\$225,500	\$183	\$183	3
05845			4	\$1,055,900	\$263,975	\$232,450	\$112	\$116	3
05846			3	\$427,750	\$142,583	\$126,000	\$112	\$134	11
05851			7	\$2,486,000	\$355,143	\$315,000	\$146	\$145	9
05853			2	\$1,064,900	\$532,450	\$532,450	\$225	\$225	83
05855			2	\$318,000	\$159,000	\$159,000	\$88	\$88	6
05857			3	\$585,400	\$195,133	\$205,400	\$149	\$197	23
05859			3	\$943,800	\$314,600	\$285,000	\$164	\$160	9
05860			2	\$276,000	\$138,000	\$138,000	\$105	\$105	133
05866			1	\$325,000	\$325,000	\$325,000	\$151	\$151	2
05867			1	\$219,040	\$219,040	\$219,040	\$88	\$88	7
05872			2	\$286,900	\$143,450	\$143,450	\$116	\$116	42
05873			1	\$129,900	\$129,900	\$129,900	\$338	\$338	4
05874			2	\$447,500	\$223,750	\$223,750	\$204	\$204	79
05903			2	\$479,800	\$239,900	\$239,900	\$285	\$285	30
05906			1	\$94,000	\$94,000	\$94,000	\$84	\$84	22
05907			1	\$285,000	\$285,000	\$285,000	\$96	\$96	63

Appendix

The metrics that are calculated by RPR® may show the same general trends as those published by other sources (i.e. MLS, Associations or vendors), but because of our processes and parcel-centric approach, some variation may occur. Data sources include MLS's, where licensed, and public records for more in-depth metrics on distressed properties.

Report Details

Report Name: Vermont July Indicators Report

Run Date: 08/02/2021

Scheduled: No

Report Date Range: From 7/2020 To: 7/2021

Information Included

- | | |
|--|--|
| <input checked="" type="checkbox"/> Include Cover Sheet | <input checked="" type="checkbox"/> Averages |
| <input checked="" type="checkbox"/> Include Key Metric Summary * | <input checked="" type="checkbox"/> Include Appendix |
| <input type="checkbox"/> Include Metrics By | <input checked="" type="checkbox"/> Medians |

* The Key Metrics Table's YTD median calculations are calculated using a weighted average of the median values for each month that is included.

MLS Filter

MLS: All

Listing Filters

Property Types: Condo/Townhouse/Apt. Single Family

Sales Types: All

Price Range: None

Location Filters

State: Vermont

County: All

ZIP Code: All

Listing Activity Charts

- ☒ New Listings
- ☒ Active Listings
- ☒ Avg/Med Listing Price
- ☐ Avg/Med Listing Price per Sq Ft
- ☒ Avg/Med Listing Price vs Est Value
- ☒ Median Days in RPR
- ☒ Months of Inventory
- ☒ Absorption Rate

Sales Activity Charts

- ☒ Active/Pending/Sold
- ☒ New Pending Sales
- ☒ Pending Sales
- ☒ Closed Sales
- ☒ Avg/Med Sales Price
- ☐ Avg/Med Sales Price per Sq Ft
- ☒ Avg/Med Sales Price vs Listing Price
- ☒ Avg/Med Sales Price vs Est Value

Distressed Charts

- ☐ Distressed Listings
- ☐ Distressed Sales

Data Tables Using 7/2021 data

- ☐ Listing Activity by ZIP
- ☐ Listing Activity by Metro Area
- ☒ Sales Activity by ZIP
- ☐ Sales Activity by Metro Area