

Summary of Key Listing and Sales Metrics

A summary of the key metrics selected to be included in the report. MLS sources where licensed.

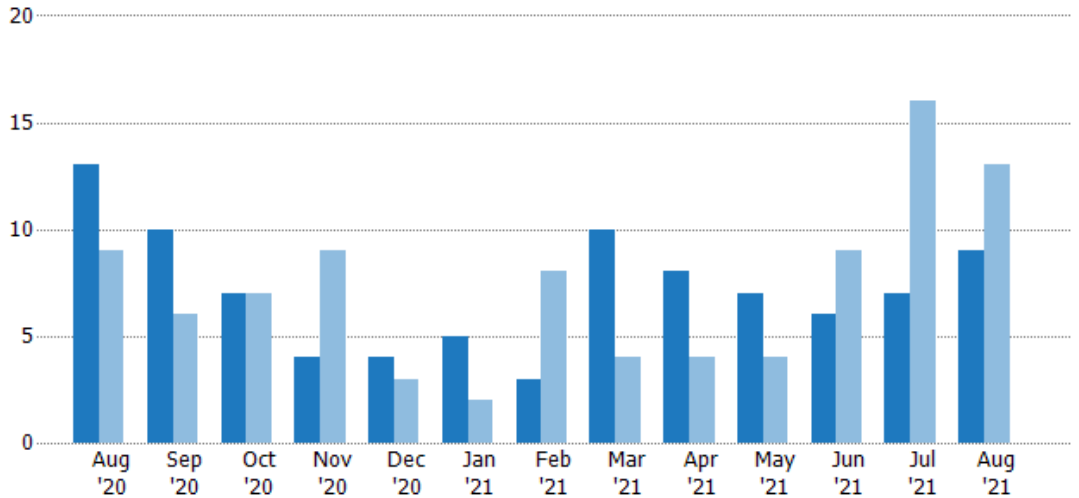
Key Metrics	Aug 2021	Aug 2020	+ / -	YTD 2021	YTD 2020	+ / -
Listing Activity Charts Metrics						
New Listing Count	9	13	-30.8%	55	60	-8.3%
New Listing Volume	\$2,540,800	\$3,391,900	-25.1%	\$12,900,600	\$16,247,299	-20.6%
Active Listing Count	24	33	-27.3%	N/A	N/A	
Active Listing Volume	\$7,467,800	\$10,955,099	-31.8%	N/A	N/A	
Average Listing Price	\$311,158	\$331,973	-6.3%	\$310,365	\$287,299	+8%
Median Listing Price	\$234,500	\$265,000	-11.5%	\$244,396	\$227,174	+7.6%
Median Days in RPR	81.5	47	+73.4%	133.99	136.99	-2.2%
Months of Inventory	4.8	3	+60%	3.5	7.2	-51.6%
Absorption Rate	20.83%	33.33%	-12.5%	28.66%	13.87%	+14.8%
Sales Activity Charts Metrics						
New Pending Sales Count	3	11	-72.7%	50	76	-34.2%
New Pending Sales Volume	\$446,400	\$3,953,000	-88.7%	\$10,787,894	\$15,913,600	-32.2%
Pending Sales Count	8	19	-57.9%	N/A	N/A	
Pending Sales Volume	\$1,393,400	\$5,819,700	-76.1%	N/A	N/A	
Closed Sales Count	3	9	-66.7%	40	47	-14.9%
Closed Sales Volume	\$498,500	\$1,583,500	-68.5%	\$8,559,040	\$7,294,300	+17.3%
Average Sales Price	\$166,167	\$175,944	-5.6%	\$213,976	\$155,198	+37.9%
Median Sales Price	\$165,000	\$109,000	+51.4%	\$186,250	\$128,040	+45.5%

New Listings

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

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family



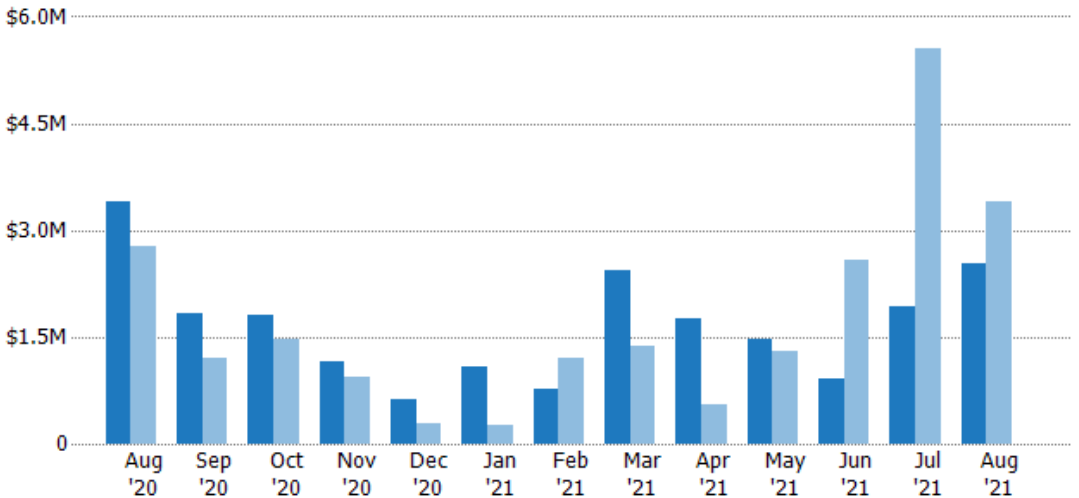
	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21
Current Year	13	10	7	4	4	5	3	10	8	7	6	7	9
Prior Year	9	6	7	9	3	2	8	4	4	4	9	16	13
Percent Change from Prior Year	44%	67%	0%	-56%	33%	150%	-63%	150%	100%	75%	-33%	-56%	-31%

New Listing Volume

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

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family



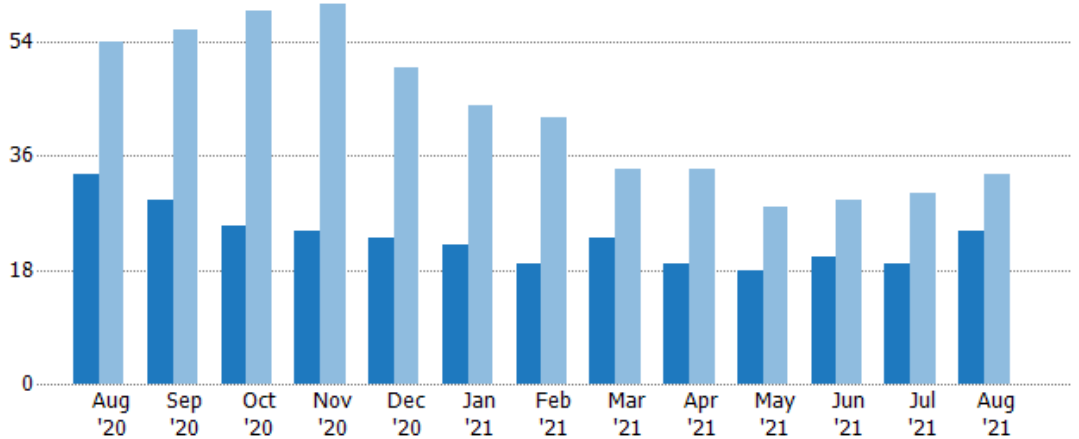
	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21
Current Year	\$3.39M	\$1.83M	\$1.8M	\$1.15M	\$626K	\$1.08M	\$769K	\$2.43M	\$1.76M	\$1.46M	\$922K	\$1.94M	\$2.54M
Prior Year	\$2.78M	\$1.19M	\$1.47M	\$932K	\$293K	\$271K	\$1.21M	\$1.38M	\$556K	\$1.31M	\$2.57M	\$5.56M	\$3.39M
Percent Change from Prior Year	22%	53%	22%	23%	114%	298%	-37%	77%	217%	12%	-64%	-65%	-25%

Active Listings

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

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family



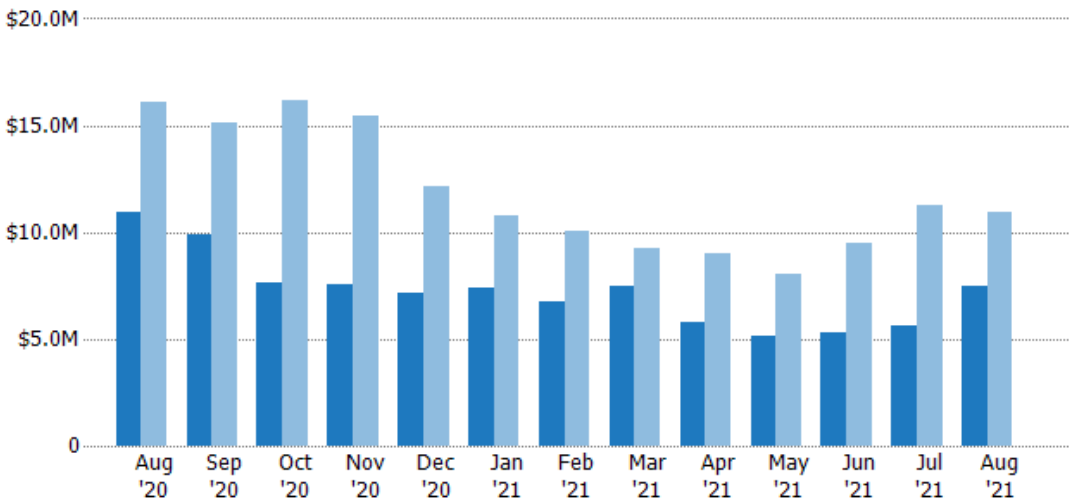
Month/Year	Count	% Chg.
Aug '21	24	-27.3%
Aug '20	33	-38.9%
Aug '19	54	-13%

Active Listing Volume

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

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family



Month/Year	Volume	% Chg.
Aug '21	\$7.47M	-31.8%
Aug '20	\$11M	-31.8%
Aug '19	\$16.1M	-10.8%

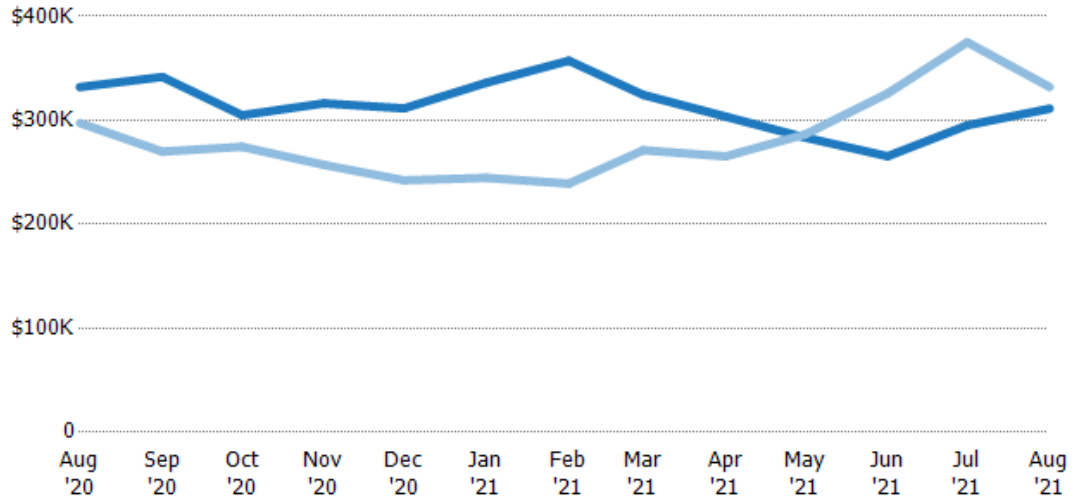
Average Listing Price

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

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family

Month/ Year	Price	% Chg.
Aug '21	\$311K	-6.3%
Aug '20	\$332K	11.6%
Aug '19	\$297K	2.5%



Current Year	\$332K	\$342K	\$305K	\$316K	\$311K	\$336K	\$357K	\$324K	\$304K	\$283K	\$265K	\$295K	\$311K
Prior Year	\$297K	\$270K	\$275K	\$257K	\$242K	\$245K	\$239K	\$271K	\$265K	\$286K	\$326K	\$375K	\$332K
Percent Change from Prior Year	12%	27%	11%	23%	29%	37%	49%	20%	14%	-1%	-19%	-21%	-6%

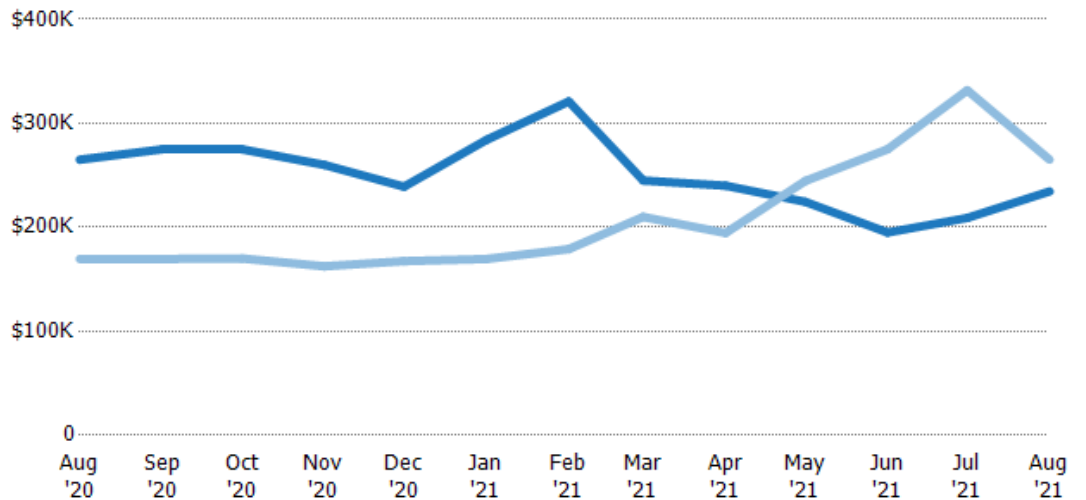
Median Listing Price

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

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family

Month/ Year	Price	% Chg.
Aug '21	\$235K	-11.5%
Aug '20	\$265K	56.3%
Aug '19	\$170K	-12.1%



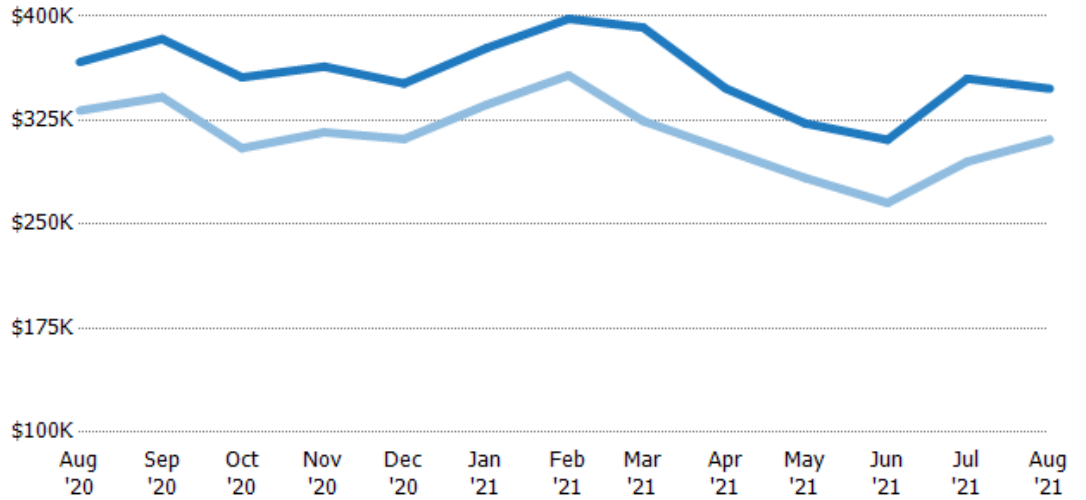
Current Year	\$265K	\$275K	\$275K	\$260K	\$239K	\$284K	\$321K	\$245K	\$240K	\$225K	\$195K	\$209K	\$235K
Prior Year	\$170K	\$170K	\$170K	\$162K	\$167K	\$170K	\$179K	\$210K	\$195K	\$245K	\$275K	\$332K	\$265K
Percent Change from Prior Year	56%	62%	62%	60%	43%	68%	79%	17%	23%	-8%	-29%	-37%	-12%

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: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family



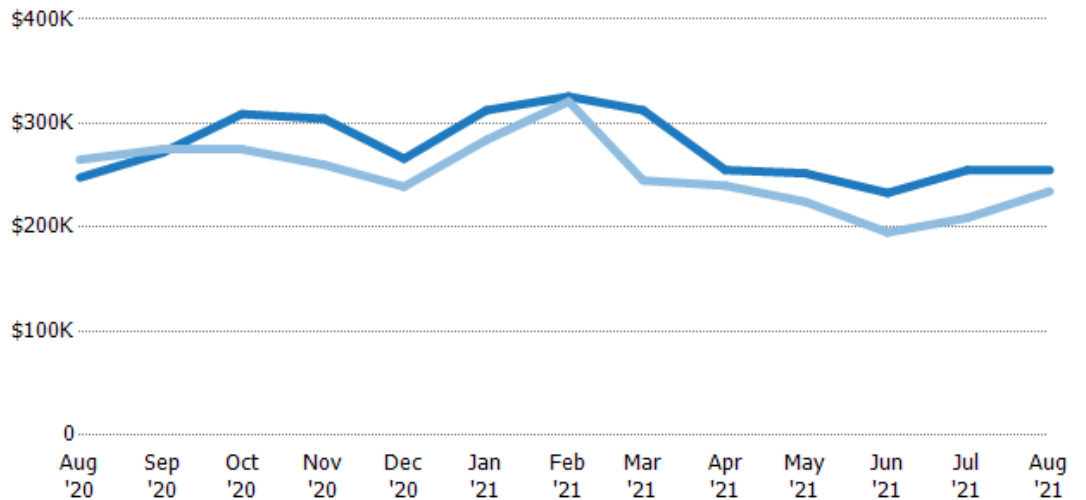
	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21
Avg Est Value	\$367K	\$384K	\$356K	\$364K	\$352K	\$377K	\$398K	\$392K	\$348K	\$323K	\$311K	\$355K	\$348K
Avg Listing Price	\$332K	\$342K	\$305K	\$316K	\$311K	\$336K	\$357K	\$324K	\$304K	\$283K	\$265K	\$295K	\$311K
Avg Listing Price as a % of Avg Est Value	90%	89%	86%	87%	89%	89%	90%	83%	87%	88%	85%	83%	89%

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: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family



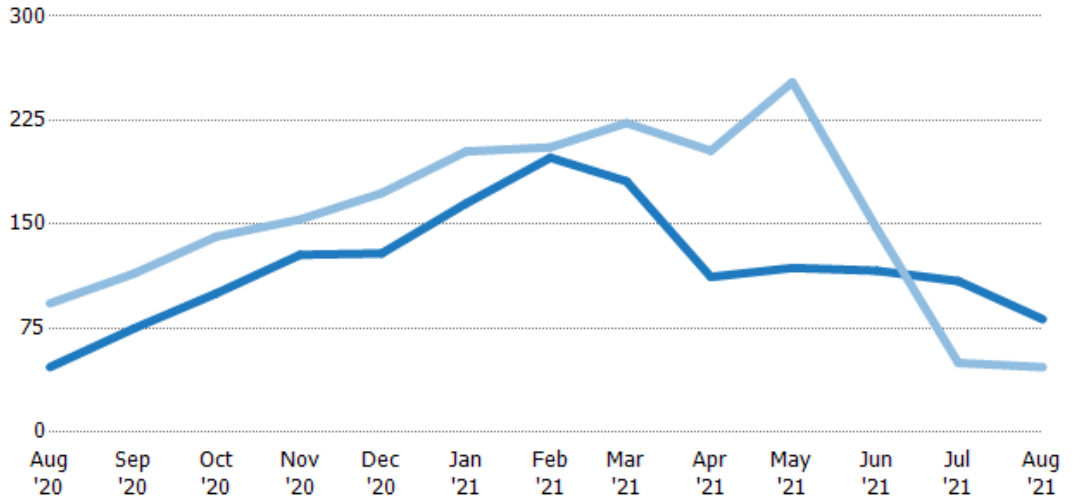
	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21
Median Est Value	\$248K	\$272K	\$309K	\$304K	\$266K	\$313K	\$326K	\$313K	\$255K	\$252K	\$233K	\$255K	\$255K
Median Listing Price	\$265K	\$275K	\$275K	\$260K	\$239K	\$284K	\$321K	\$245K	\$240K	\$225K	\$195K	\$209K	\$235K
Med Listing Price as a % of Med Est Value	107%	101%	89%	85%	90%	91%	99%	78%	94%	89%	84%	82%	92%

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

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



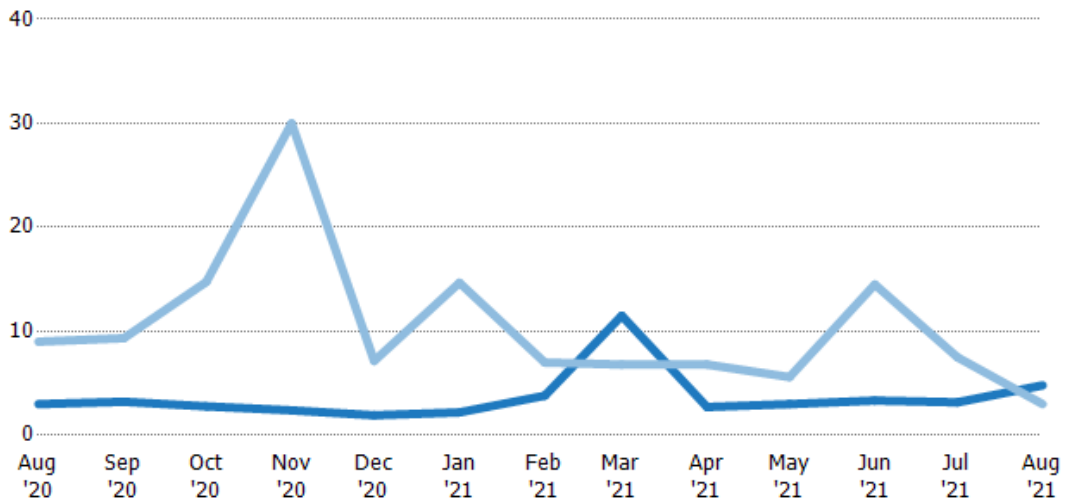
	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21
Current Year	47	75	100	128	129	165	198	181	112	119	117	109	81.5
Prior Year	93	115	141	154	173	203	206	223	203	253	147	50	47
Percent Change from Prior Year	-49%	-34%	-29%	-17%	-25%	-19%	-4%	-19%	-45%	-53%	-21%	118%	73%

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:
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Family



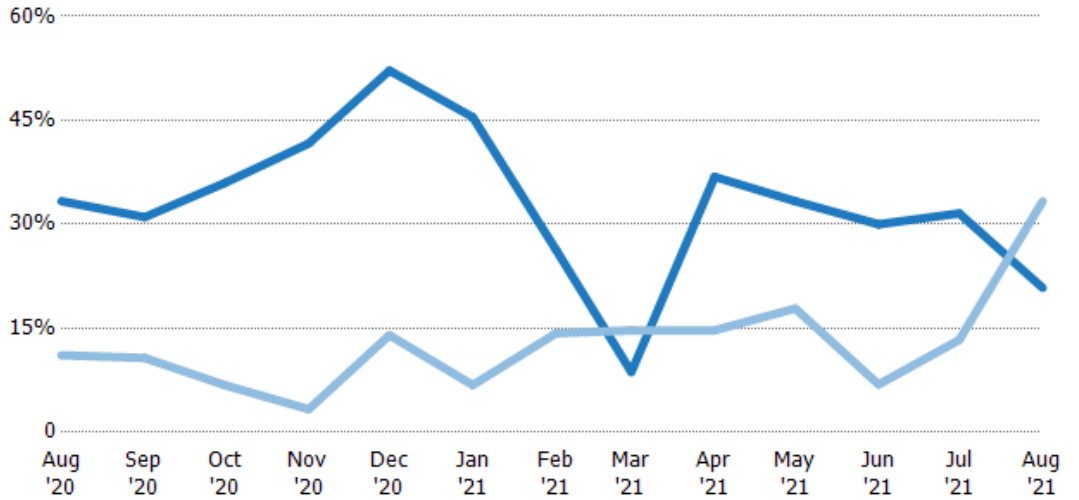
	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21
Current Year	3	3.22	2.78	2.4	1.92	2.2	3.8	11.5	2.71	3	3.33	3.17	4.8
Prior Year	9	9.33	14.8	30	7.14	14.7	7	6.8	6.8	5.6	14.5	7.5	3
Percent Change from Prior Year	-67%	-65%	-81%	-92%	-73%	-85%	-46%	69%	-60%	-46%	-77%	-58%	60%

Absorption Rate

The percentage of inventory sold per month.

Filters Used

ZIP: North Springfield, VT 05150,
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Property Type:
Condo/Townhouse/Apt., Single
Family



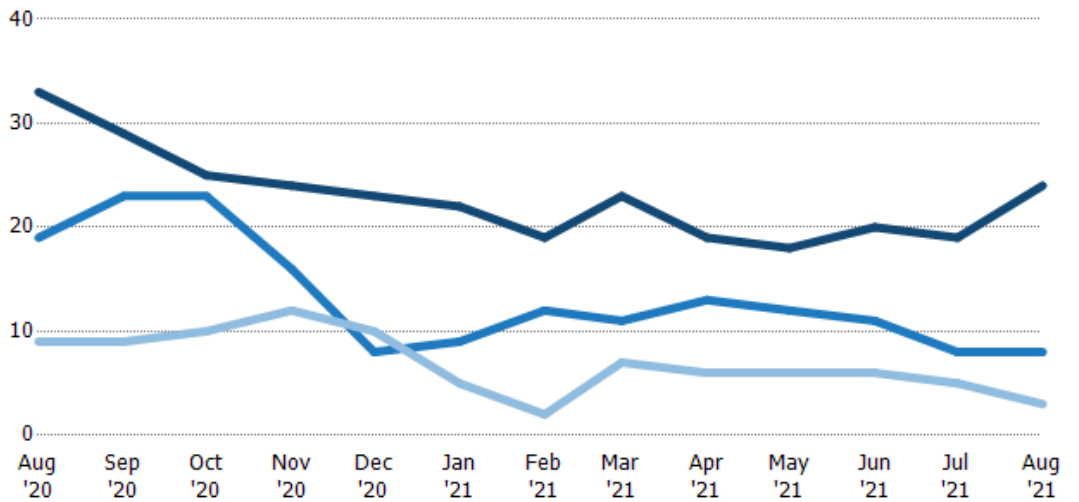
	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21
Current Year	33%	31%	36%	42%	52%	45%	26%	9%	37%	33%	30%	32%	21%
Prior Year	11%	11%	7%	3%	14%	7%	14%	15%	15%	18%	7%	13%	33%
Change from Prior Year	-22%	-20%	-29%	-38%	-38%	-39%	-12%	6%	-22%	-15%	-23%	-18%	13%

Active/Pending/Sold Units

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

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family



	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21
Active	33	29	25	24	23	22	19	23	19	18	20	19	24
Pending	19	23	23	16	8	9	12	11	13	12	11	8	8
Sold	9	9	10	12	10	5	2	7	6	6	6	5	3

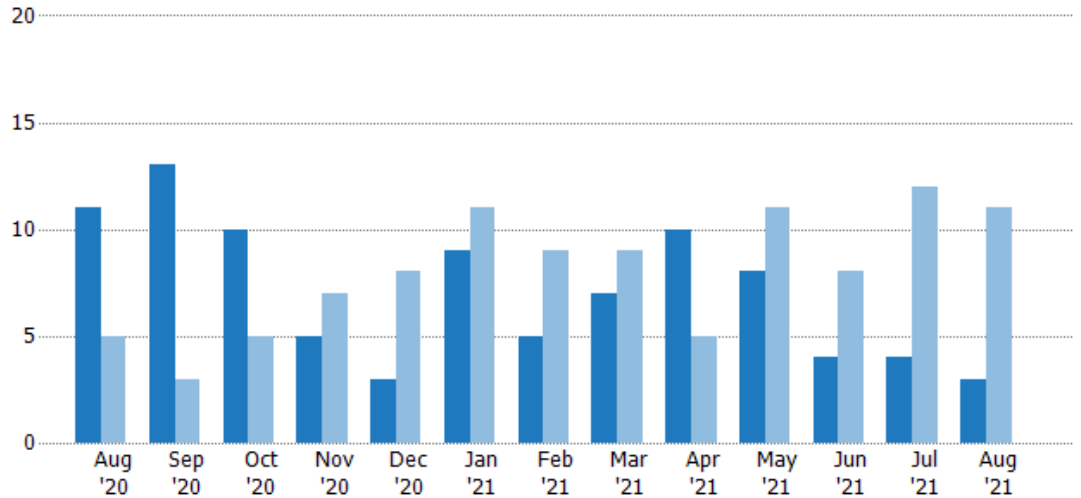
New Pending Sales

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

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family

Month/ Year	Count	% Chg.
Aug '21	3	-72.7%
Aug '20	11	120%
Aug '19	5	20%



Current Year	11	13	10	5	3	9	5	7	10	8	4	4	3
Prior Year	5	3	5	7	8	11	9	9	5	11	8	12	11
Percent Change from Prior Year	120%	333%	100%	-29%	-63%	-18%	-44%	-22%	100%	-27%	-50%	-67%	-73%

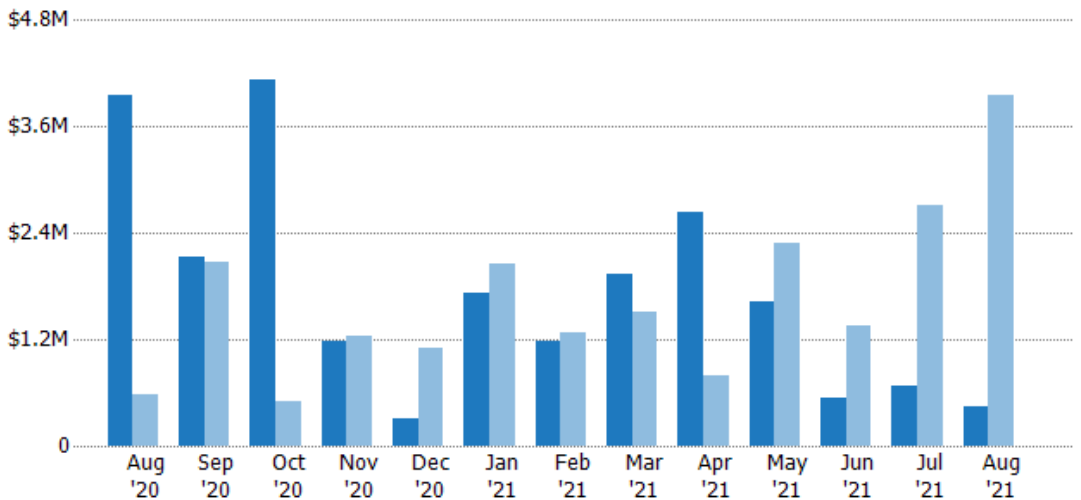
New Pending Sales Volume

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

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family

Month/ Year	Volume	% Chg.
Aug '21	\$446K	-88.7%
Aug '20	\$3.95M	577.6%
Aug '19	\$583K	20.5%



Current Year	\$3.95M	\$2.12M	\$4.12M	\$1.18M	\$301K	\$1.72M	\$1.18M	\$1.95M	\$2.63M	\$1.63M	\$545K	\$681K	\$446K
Prior Year	\$583K	\$2.08M	\$499K	\$1.23M	\$1.11M	\$2.05M	\$1.27M	\$1.51M	\$791K	\$2.28M	\$1.35M	\$2.72M	\$3.95M
Percent Change from Prior Year	578%	2%	726%	-5%	-73%	-16%	-7%	29%	233%	-28%	-60%	-75%	-89%

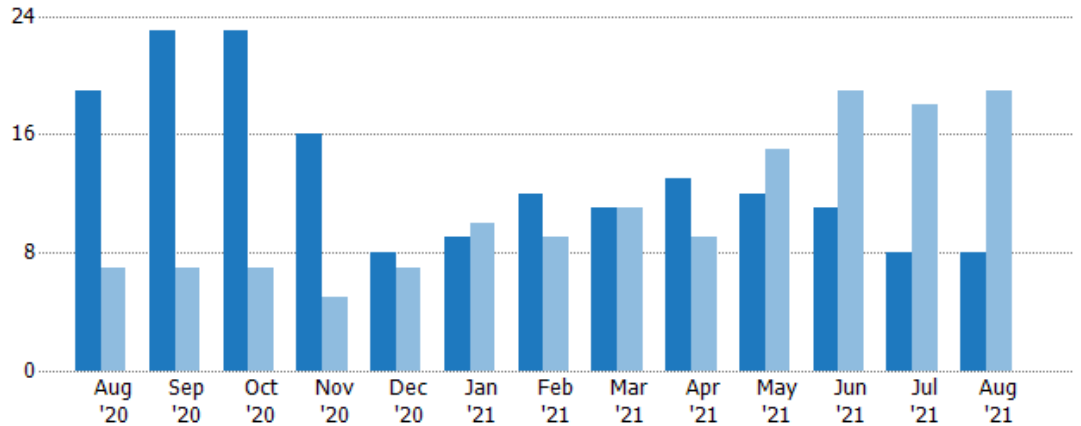
Pending Sales

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

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family

Month/ Year	Count	% Chg.
Aug '21	8	-57.9%
Aug '20	19	171.4%
Aug '19	7	42.9%



Current Year	19	23	23	16	8	9	12	11	13	12	11	8	8
Prior Year	7	7	7	5	7	10	9	11	9	15	19	18	19
Percent Change from Prior Year	171%	229%	229%	220%	14%	-10%	33%	0%	44%	-20%	-42%	-56%	-58%

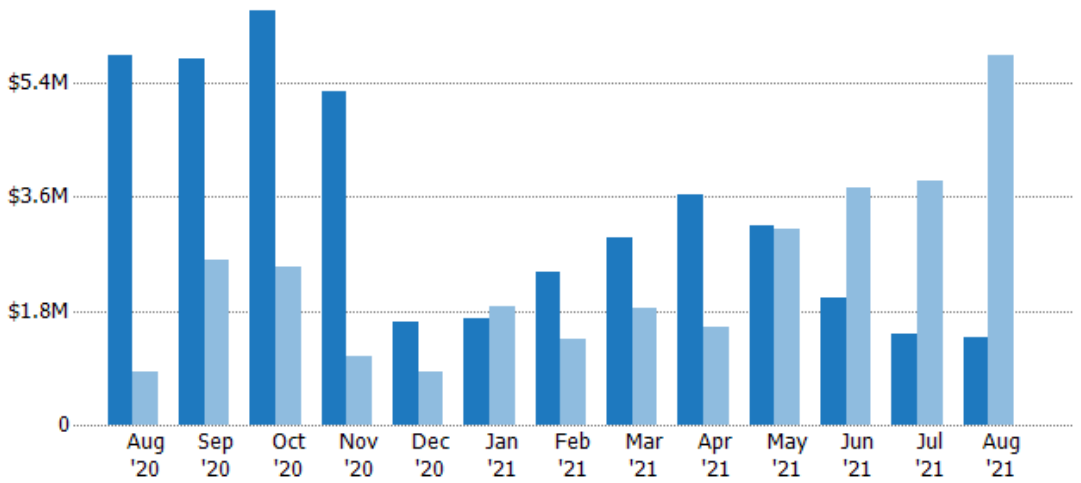
Pending Sales Volume

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

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family

Month/ Year	Volume	% Chg.
Aug '21	\$1.39M	-76.1%
Aug '20	\$5.82M	605.2%
Aug '19	\$825K	47%



Current Year	\$5.82M	\$5.77M	\$6.54M	\$5.27M	\$1.62M	\$1.67M	\$2.42M	\$2.94M	\$3.63M	\$3.15M	\$2.01M	\$1.43M	\$1.39M
Prior Year	\$825K	\$2.61M	\$2.51M	\$1.08M	\$833K	\$1.86M	\$1.37M	\$1.85M	\$1.54M	\$3.08M	\$3.75M	\$3.85M	\$5.82M
Percent Change from Prior Year	605%	121%	161%	386%	95%	-10%	77%	59%	136%	2%	-46%	-63%	-76%

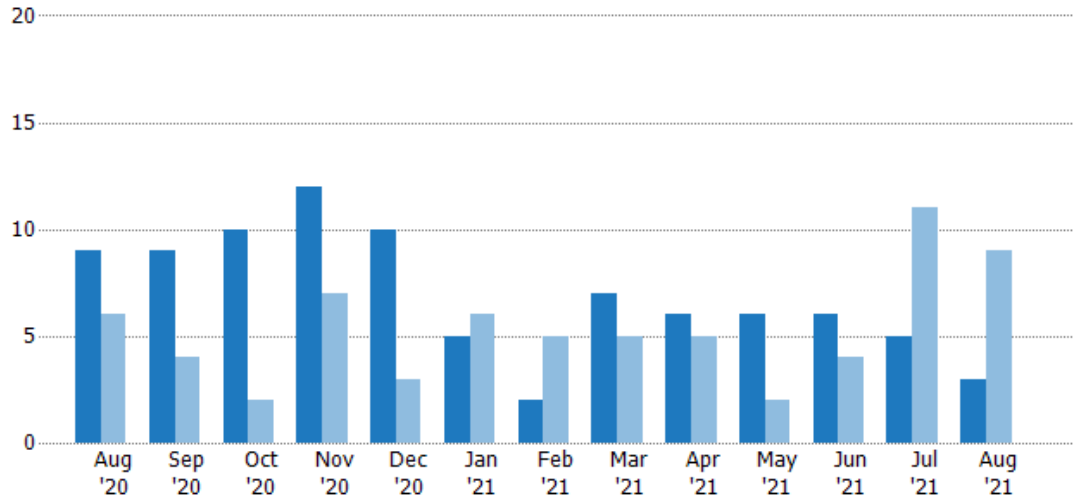
Closed Sales

The total number of residential properties sold each month.

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family

Month/ Year	Count	% Chg.
Aug '21	3	-66.7%
Aug '20	9	50%
Aug '19	6	83.3%



Current Year	9	9	10	12	10	5	2	7	6	6	6	5	3
Prior Year	6	4	2	7	3	6	5	5	5	2	4	11	9
Percent Change from Prior Year	50%	125%	400%	71%	233%	-17%	-60%	40%	20%	200%	50%	-55%	-67%

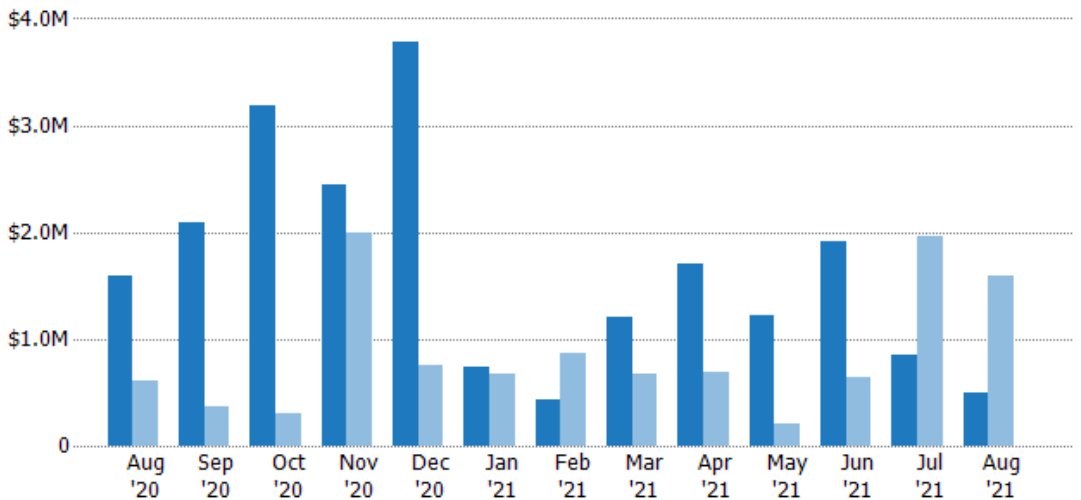
Closed Sales Volume

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

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family

Month/ Year	Volume	% Chg.
Aug '21	\$499K	-68.5%
Aug '20	\$1.58M	160.4%
Aug '19	\$608K	203.7%



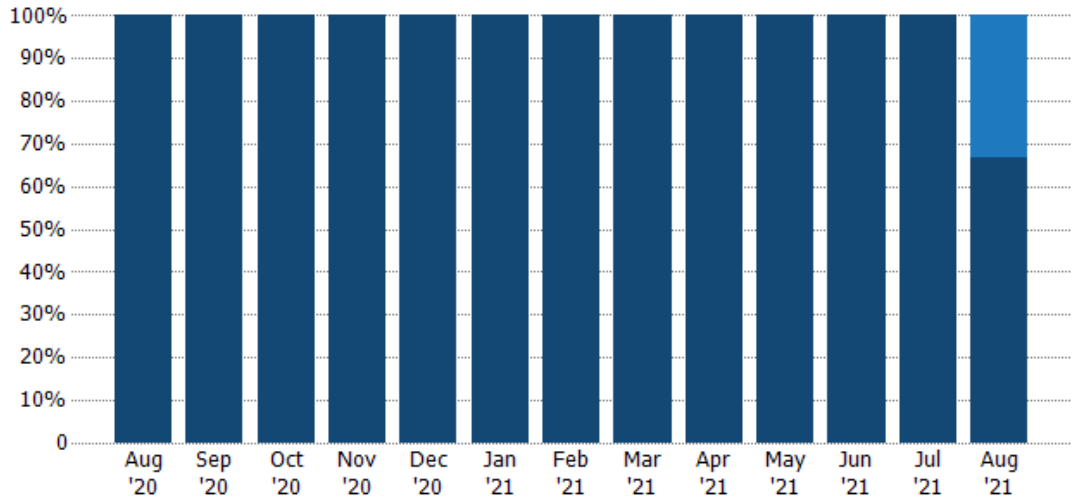
Current Year	\$1.58M	\$2.1M	\$3.18M	\$2.44M	\$3.78M	\$737K	\$425K	\$1.21M	\$1.71M	\$1.22M	\$1.91M	\$845K	\$499K
Prior Year	\$608K	\$375K	\$304K	\$1.99M	\$753K	\$668K	\$873K	\$678K	\$685K	\$213K	\$635K	\$1.96M	\$1.58M
Percent Change from Prior Year	160%	460%	946%	22%	402%	10%	-51%	79%	149%	473%	201%	-57%	-69%

Closed Sales by Property Type

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

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family



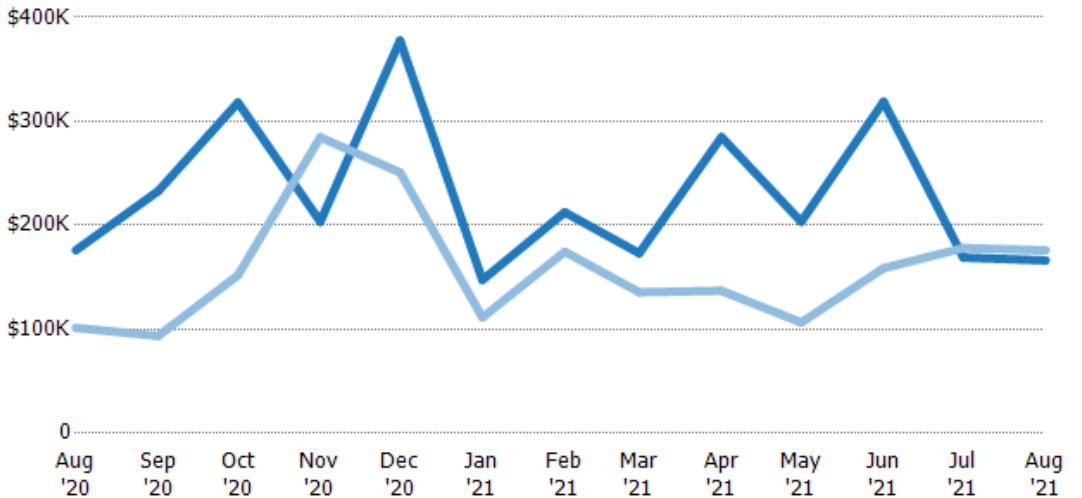
Property Type	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21
Condo/Townhouse	-	-	-	-	-	-	-	-	-	-	-	-	33%
Single Family Residence	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	67%

Average Sales Price

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

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family



Property Type	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21
Current Year	\$176K	\$233K	\$318K	\$203K	\$378K	\$147K	\$213K	\$173K	\$285K	\$203K	\$319K	\$169K	\$166K
Prior Year	\$101K	\$93.6K	\$152K	\$285K	\$251K	\$111K	\$175K	\$136K	\$137K	\$107K	\$159K	\$178K	\$176K
Percent Change from Prior Year	74%	149%	109%	-29%	51%	32%	22%	28%	108%	91%	101%	-5%	-6%

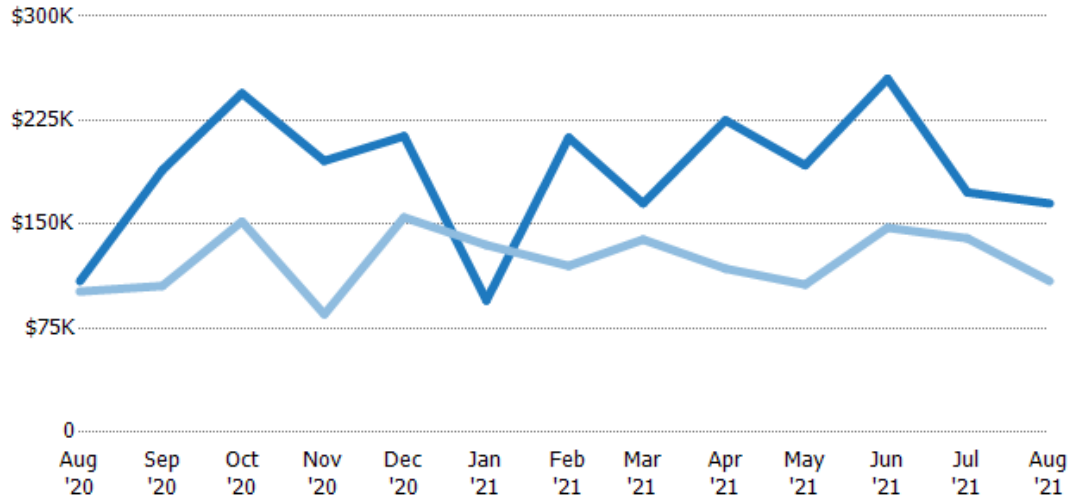
Median Sales Price

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

Filters Used

ZIP: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family

Month/ Year	Price	% Chg.
Aug '21	\$165K	51.4%
Aug '20	\$109K	7.4%
Aug '19	\$102K	29.9%



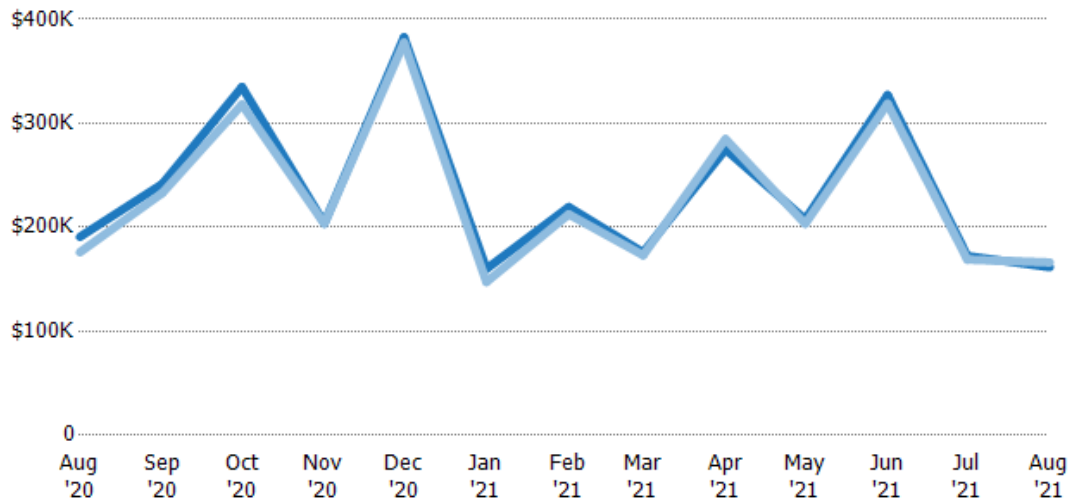
Current Year	\$109K	\$189K	\$245K	\$196K	\$214K	\$95K	\$213K	\$165K	\$225K	\$193K	\$255K	\$173K	\$165K
Prior Year	\$102K	\$106K	\$152K	\$85K	\$155K	\$135K	\$120K	\$139K	\$118K	\$107K	\$148K	\$140K	\$109K
Percent Change from Prior Year	7%	79%	61%	130%	38%	-30%	77%	19%	91%	81%	73%	24%	51%

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: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family



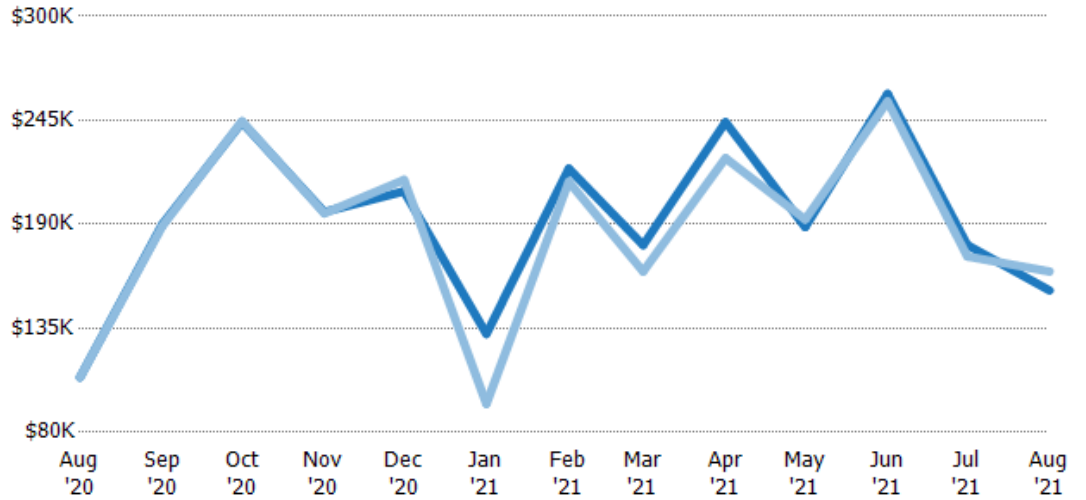
Avg List Price	\$191K	\$242K	\$335K	\$204K	\$383K	\$160K	\$219K	\$176K	\$275K	\$208K	\$327K	\$172K	\$162K
Avg Sales Price	\$176K	\$233K	\$318K	\$203K	\$378K	\$147K	\$213K	\$173K	\$285K	\$203K	\$319K	\$169K	\$166K
Avg Sales Price as a % of Avg List Price	92%	96%	95%	100%	99%	92%	97%	98%	104%	98%	97%	98%	103%

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: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family



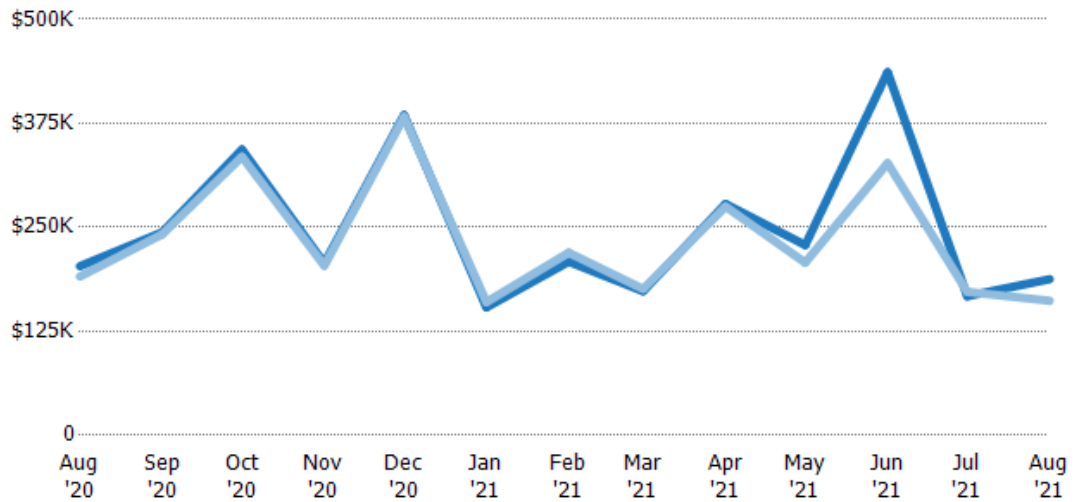
	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21
Median List Price	\$109K	\$190K	\$244K	\$197K	\$207K	\$132K	\$219K	\$179K	\$244K	\$189K	\$259K	\$179K	\$155K
Median Sales Price	\$109K	\$189K	\$245K	\$196K	\$214K	\$95K	\$213K	\$165K	\$225K	\$193K	\$255K	\$173K	\$165K
Med Sales Price as a % of Med List Price	100%	100%	100%	100%	103%	72%	97%	92%	92%	102%	98%	97%	106%

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: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family



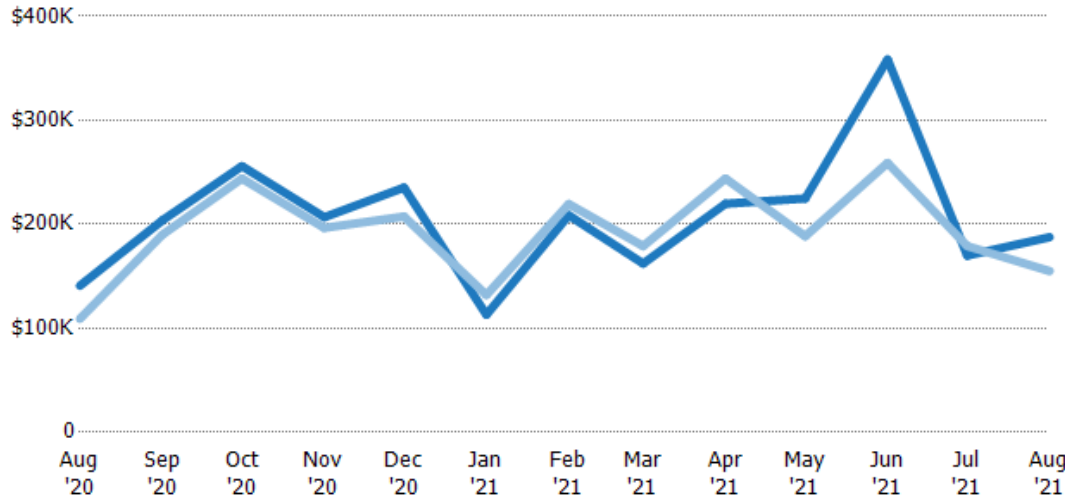
	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21
Avg Est Value	\$203K	\$244K	\$344K	\$207K	\$385K	\$154K	\$209K	\$173K	\$278K	\$229K	\$436K	\$167K	\$188K
Avg Sales Price	\$191K	\$242K	\$335K	\$204K	\$383K	\$160K	\$219K	\$176K	\$275K	\$208K	\$327K	\$172K	\$162K
Avg Sales Price as a % of Avg Est Value	94%	99%	97%	99%	99%	104%	105%	102%	99%	91%	75%	103%	86%

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: North Springfield, VT 05150,
Springfield, VT 05156
Property Type:
Condo/Townhouse/Apt., Single
Family



	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21
Median Est Value	\$141K	\$204K	\$256K	\$207K	\$235K	\$113K	\$209K	\$162K	\$220K	\$225K	\$358K	\$170K	\$188K
Median Sales Price	\$109K	\$190K	\$244K	\$197K	\$207K	\$132K	\$219K	\$179K	\$244K	\$189K	\$259K	\$179K	\$155K
Med Sales Price as a % of Med Est Value	77%	93%	95%	95%	88%	117%	105%	110%	111%	84%	72%	105%	83%