

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	Dec 2021	Dec 2020	+ / -	YTD 2021	YTD 2020	+ / -
Listing Activity Charts Metrics						
New Listing Count	4	7	-42.9%	98	69	+42%
New Listing Volume	\$1,888,000	\$4,375,000	-56.8%	\$49,241,100	\$30,857,621	+59.6%
Active Listing Count	20	22	-9.1%	N/A	N/A	
Active Listing Volume	\$9,133,900	\$15,606,800	-41.5%	N/A	N/A	
Average Listing Price	\$456,695	\$709,400	-35.6%	\$599,086	\$492,201	+21.7%
Median Listing Price	\$350,000	\$399,000	-12.3%	\$424,769	\$328,996	+29.1%
Median Days in RPR	148.5	85.5	+73.7%	102.11	135.4	-24.6%
Months of Inventory	2	2.2	-9.1%	4.2	5.1	-17.2%
Absorption Rate	50%	45.45%	+4.5%	23.84%	19.74%	+4.1%
Sales Activity Charts Metrics						
New Pending Sales Count	4	5	-20%	85	93	-8.6%
New Pending Sales Volume	\$2,048,500	\$2,308,500	-11.3%	\$47,259,300	\$32,513,021	+45.4%
Pending Sales Count	8	6	+33.3%	N/A	N/A	
Pending Sales Volume	\$3,518,900	\$3,501,500	+0.5%	N/A	N/A	
Closed Sales Count	11	8	+37.5%	78	67	+16.4%
Closed Sales Volume	\$5,135,000	\$2,795,500	+83.7%	\$45,616,935	\$21,855,521	+108.7%
Average Sales Price	\$466,818	\$349,438	+33.6%	\$584,832	\$326,202	+79.3%
Median Sales Price	\$410,000	\$331,125	+23.8%	\$448,103	\$296,857	+50.9%

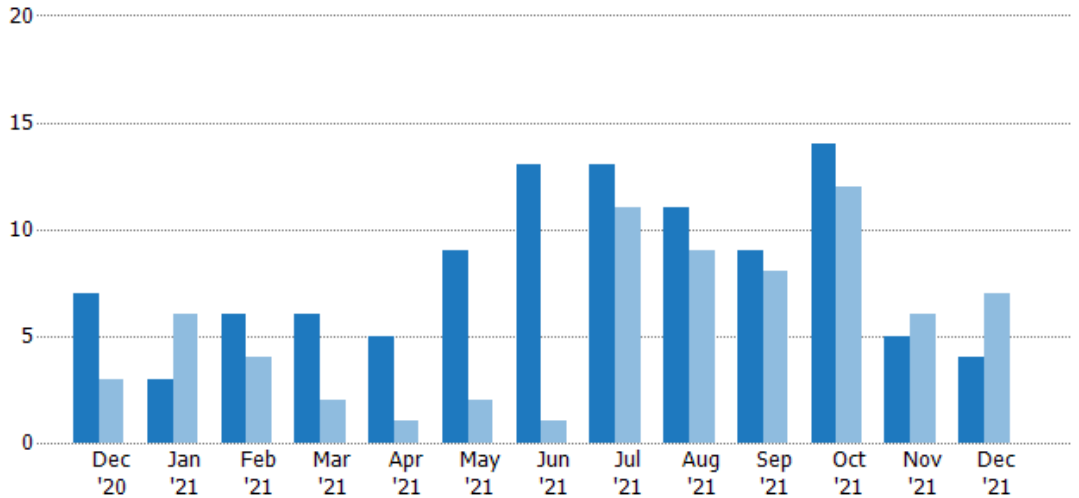
New Listings

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

Filters Used

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

Month/Year	Count	% Chg.
Dec '21	4	-42.9%
Dec '20	7	133.3%
Dec '19	3	-33.3%



	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21
Current Year	7	3	6	6	5	9	13	13	11	9	14	5	4
Prior Year	3	6	4	2	1	2	1	11	9	8	12	6	7
Percent Change from Prior Year	133%	-50%	50%	200%	400%	350%	1,200%	18%	22%	13%	17%	-17%	-43%

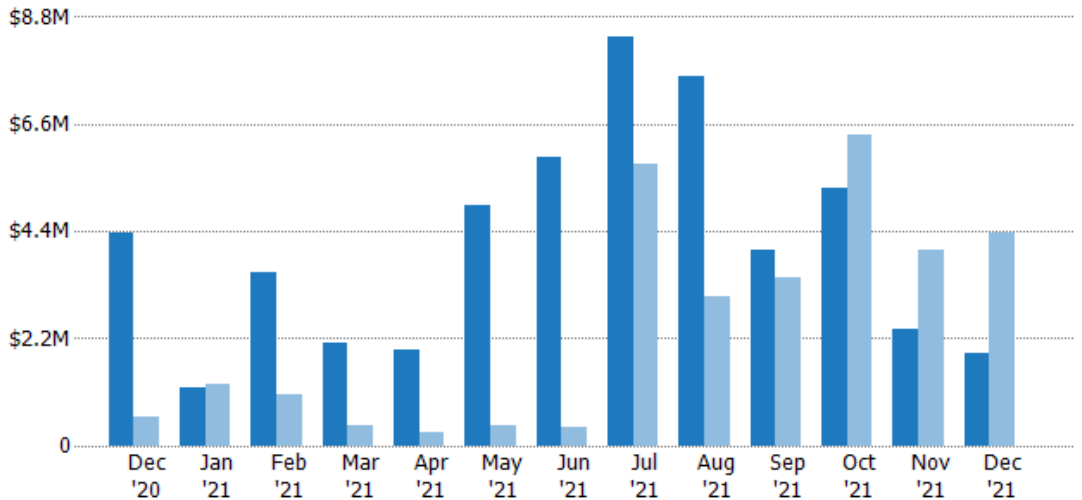
New Listing Volume

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

Month/Year	Volume	% Chg.
Dec '21	\$1.89M	-56.8%
Dec '20	\$4.38M	647.9%
Dec '19	\$585K	15.8%



	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21
Current Year	\$4.38M	\$1.19M	\$3.57M	\$2.09M	\$1.96M	\$4.94M	\$5.91M	\$8.39M	\$7.56M	\$4.03M	\$5.29M	\$2.41M	\$1.89M
Prior Year	\$585K	\$1.28M	\$1.04M	\$404K	\$289K	\$400K	\$375K	\$5.77M	\$3.08M	\$3.44M	\$6.39M	\$4.02M	\$4.38M
Percent Change from Prior Year	648%	-7%	243%	418%	580%	1,134%	1,477%	45%	146%	17%	-17%	-40%	-57%

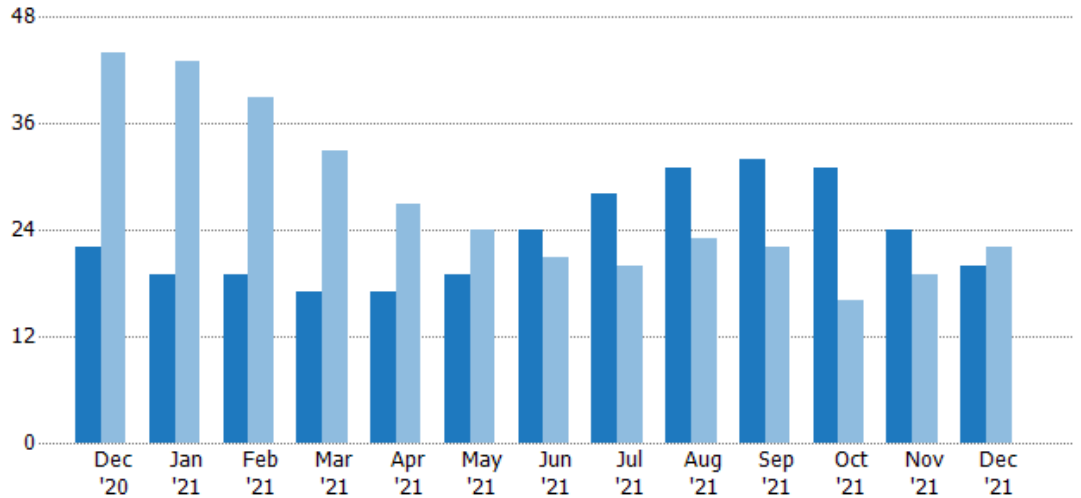
Active Listings

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

Month/ Year	Count	% Chg.
Dec '21	20	-9.1%
Dec '20	22	-50%
Dec '19	44	-4.5%



	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21
Current Year	22	19	19	17	17	19	24	28	31	32	31	24	20
Prior Year	44	43	39	33	27	24	21	20	23	22	16	19	22
Percent Change from Prior Year	-50%	-56%	-51%	-48%	-37%	-21%	14%	40%	35%	45%	94%	26%	-9%

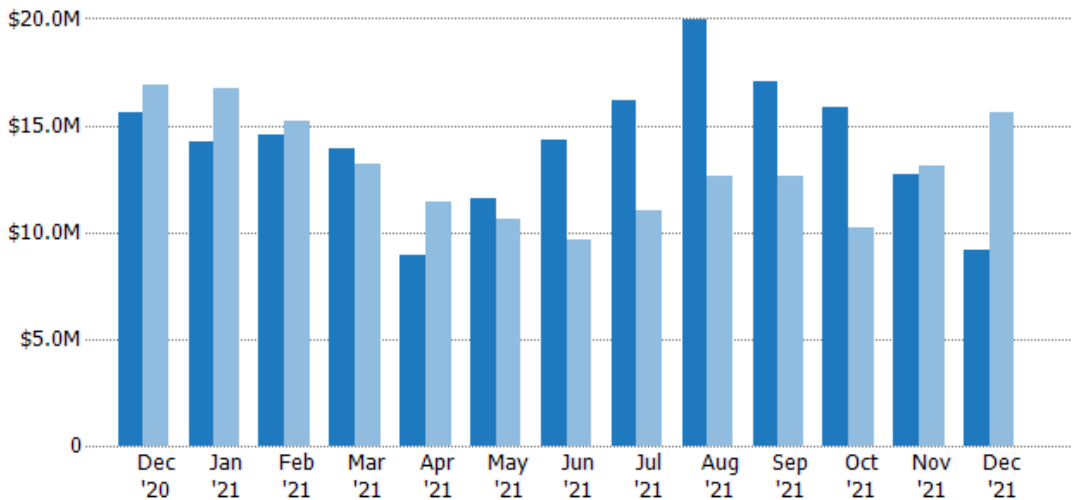
Active Listing Volume

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

Month/ Year	Volume	% Chg.
Dec '21	\$9.13M	-41.5%
Dec '20	\$15.6M	-7.7%
Dec '19	\$16.9M	-18.5%



	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21
Current Year	\$15.6M	\$14.2M	\$14.6M	\$13.9M	\$8.91M	\$11.6M	\$14.3M	\$16.2M	\$19.9M	\$17.1M	\$15.8M	\$12.7M	\$9.13M
Prior Year	\$16.9M	\$16.8M	\$15.2M	\$13.2M	\$11.4M	\$10.6M	\$9.69M	\$11M	\$12.6M	\$12.7M	\$10.2M	\$13.1M	\$15.6M
Percent Change from Prior Year	-8%	-15%	-4%	5%	-22%	9%	48%	47%	58%	35%	55%	-3%	-41%

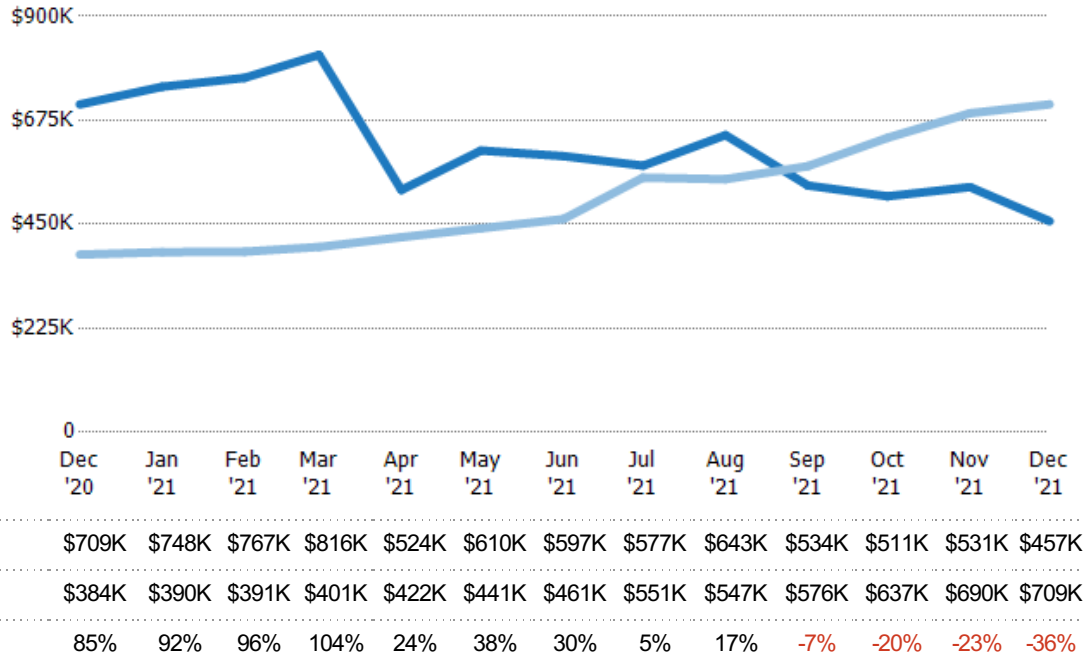
Average Listing Price

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

Month/ Year	Price	% Chg.
Dec '21	\$457K	-35.6%
Dec '20	\$709K	84.5%
Dec '19	\$384K	-14.6%



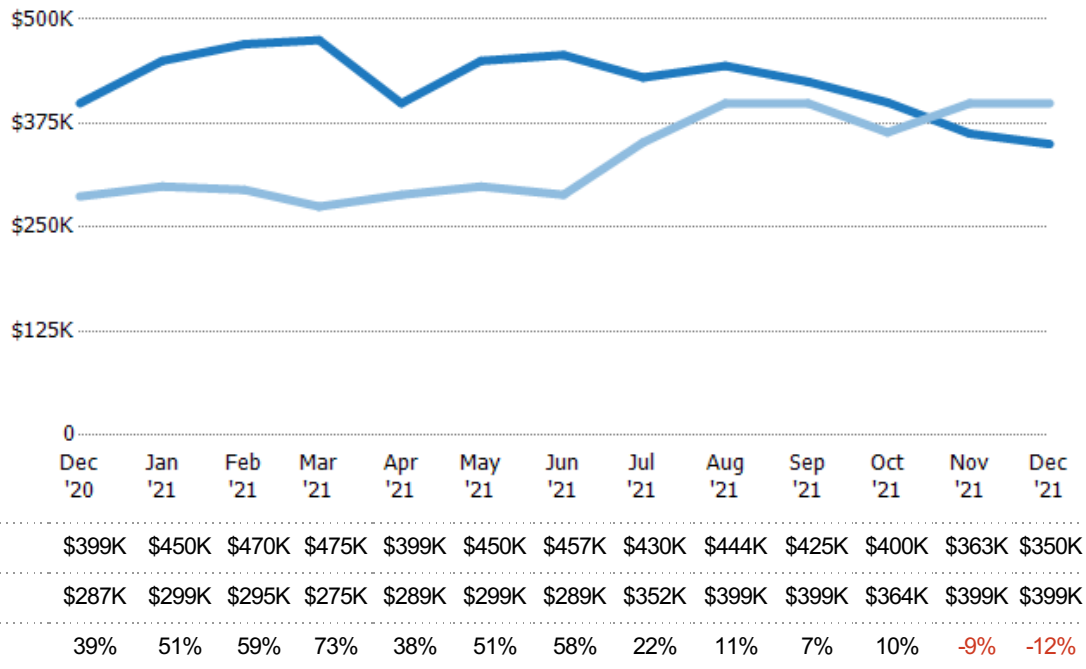
Median Listing Price

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

Month/ Year	Price	% Chg.
Dec '21	\$350K	-12.3%
Dec '20	\$399K	39%
Dec '19	\$287K	12.3%

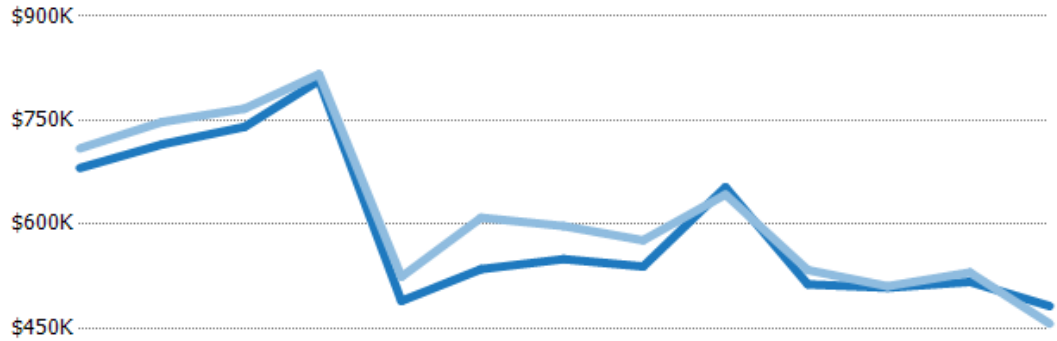


Average Listing Price vs Average Est Value

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



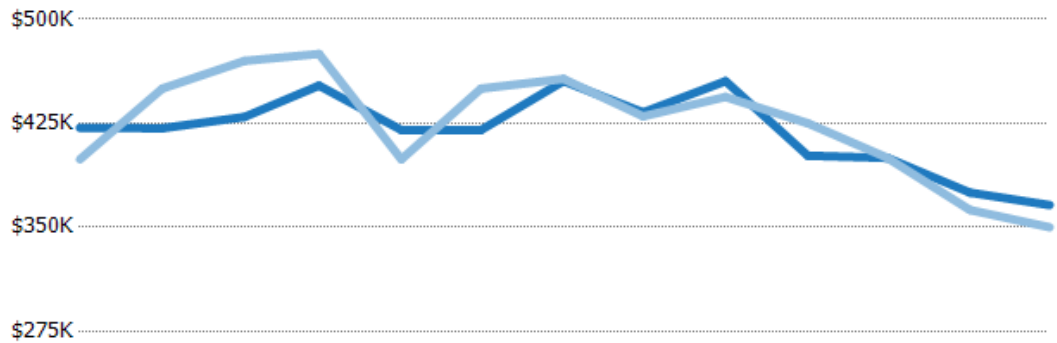
	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21
Avg Est Value	\$681K	\$715K	\$740K	\$807K	\$489K	\$535K	\$550K	\$539K	\$654K	\$513K	\$509K	\$517K	\$482K
Avg Listing Price	\$709K	\$748K	\$767K	\$816K	\$524K	\$610K	\$597K	\$577K	\$643K	\$534K	\$511K	\$531K	\$457K
Avg Listing Price as a % of Avg Est Value	104%	105%	104%	101%	107%	114%	109%	107%	98%	104%	100%	103%	95%

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



	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21
Median Est Value	\$422K	\$421K	\$430K	\$452K	\$420K	\$420K	\$455K	\$433K	\$455K	\$402K	\$400K	\$375K	\$366K
Median Listing Price	\$399K	\$450K	\$470K	\$475K	\$399K	\$450K	\$457K	\$430K	\$444K	\$425K	\$400K	\$363K	\$350K
Med Listing Price as a % of Med Est Value	95%	107%	109%	105%	95%	107%	100%	99%	97%	106%	100%	97%	96%

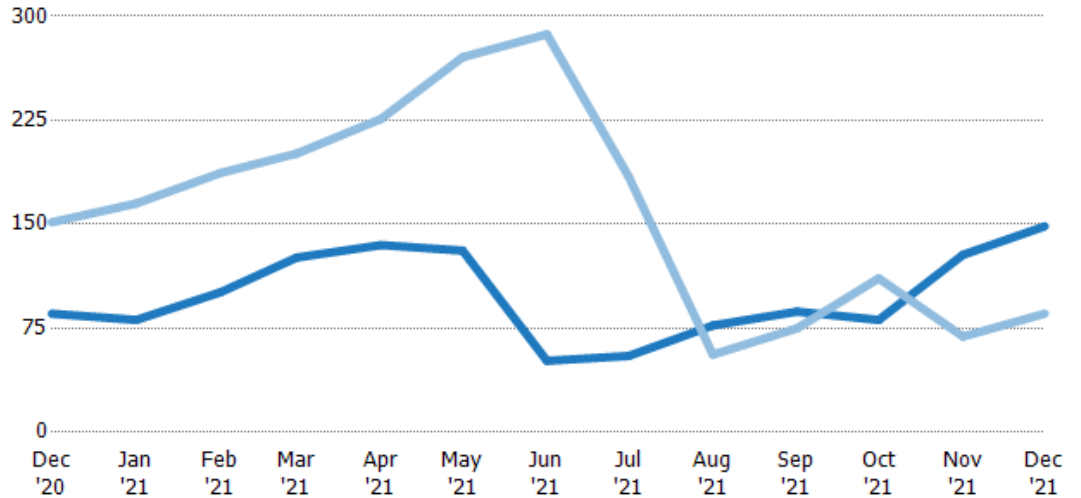
Median Days in RPR

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

Month/ Year	Days	% Chg.
Dec '21	149	73.7%
Dec '20	85.5	-43.6%
Dec '19	152	26.7%



	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21
Current Year	85.5	81	101	126	135	131	51.5	55	77	87	81	128	149
Prior Year	152	165	187	201	226	271	287	185	56	75	111	69	85.5
Percent Change from Prior Year	-44%	-51%	-46%	-37%	-40%	-52%	-82%	-70%	38%	16%	-27%	86%	74%

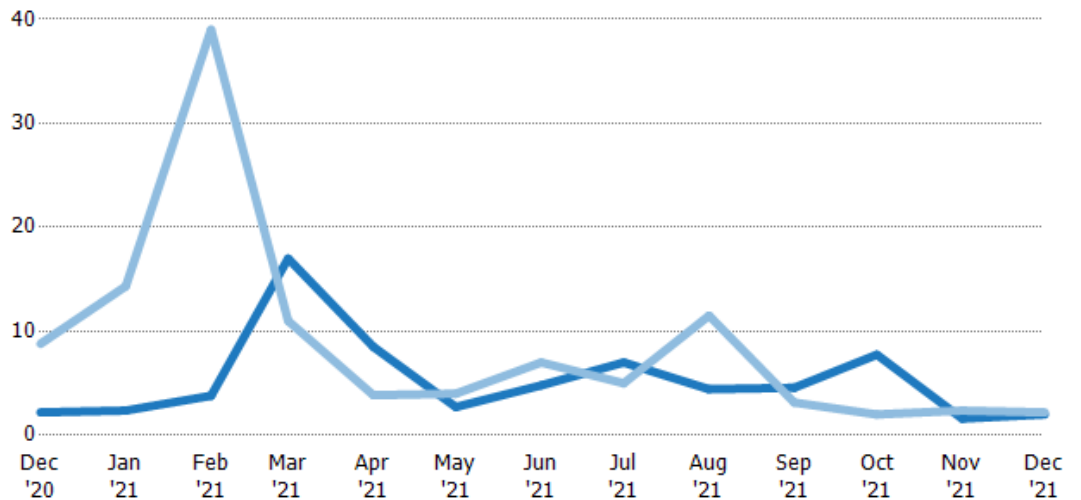
Months of Inventory

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

Filters Used

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

Month/ Year	Months	% Chg.
Dec '21	2	-9.1%
Dec '20	2.2	-75%
Dec '19	8.8	-47%



	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21
Current Year	2.2	2.38	3.8	17	8.5	2.71	4.8	7	4.43	4.57	7.75	1.6	2
Prior Year	8.8	14.3	39	11	3.86	4	7	5	11.5	3.14	2	2.38	2.2
Percent Change from Prior Year	-75%	-83%	-90%	55%	120%	-32%	-31%	40%	-61%	45%	288%	-33%	-9%

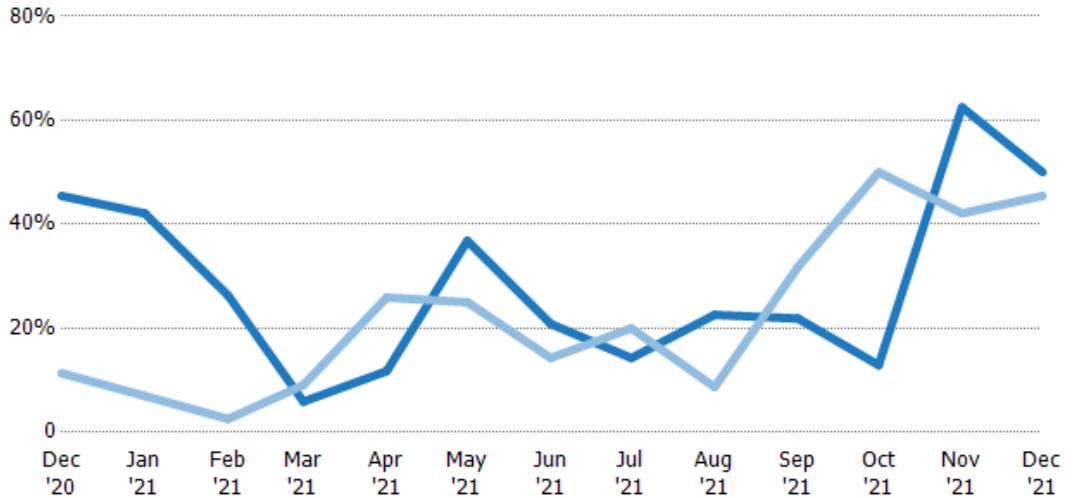
Absorption Rate

The percentage of inventory sold per month.

Filters Used

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

Month/Year	Rate	Chg.
Dec '21	50%	-4.6%
Dec '20	45%	-34.1%
Dec '19	11%	88.6%



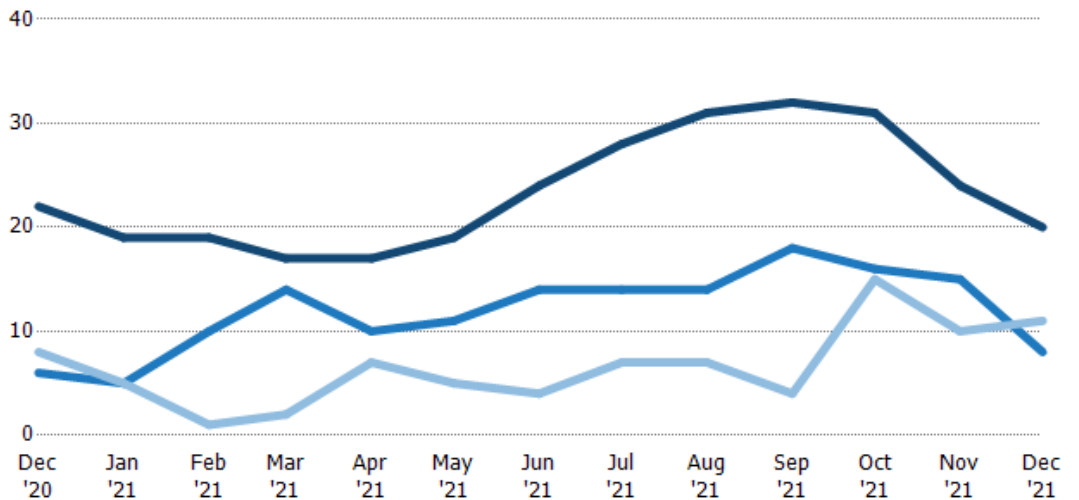
Current Year	45%	42%	26%	6%	12%	37%	21%	14%	23%	22%	13%	63%	50%
Prior Year	11%	7%	3%	9%	26%	25%	14%	20%	9%	32%	50%	42%	45%
Change from Prior Year	-34%	-35%	-24%	3%	14%	-12%	-7%	6%	-14%	10%	37%	-20%	-5%

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



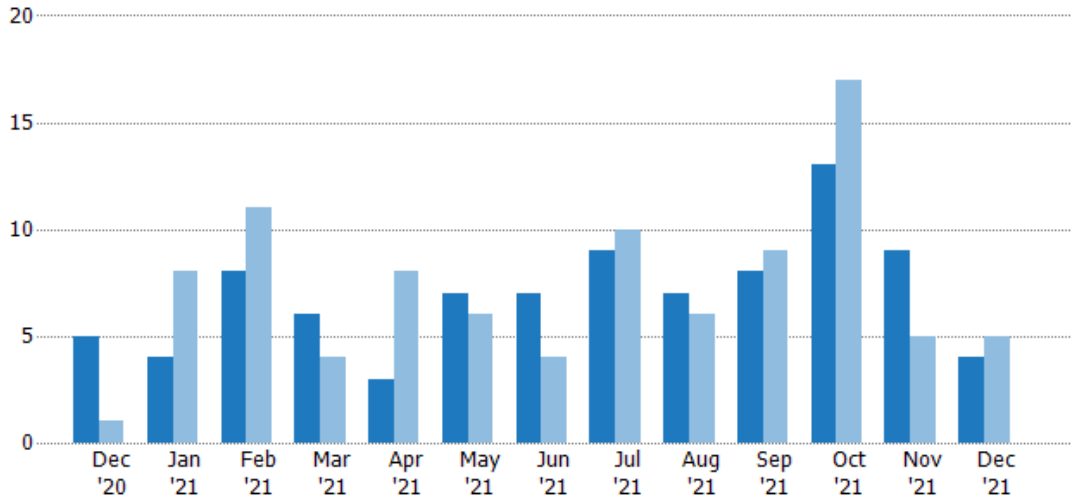
Active	22	19	19	17	17	19	24	28	31	32	31	24	20
Pending	6	5	10	14	10	11	14	14	14	18	16	15	8
Sold	8	5	1	2	7	5	4	7	7	4	15	10	11

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



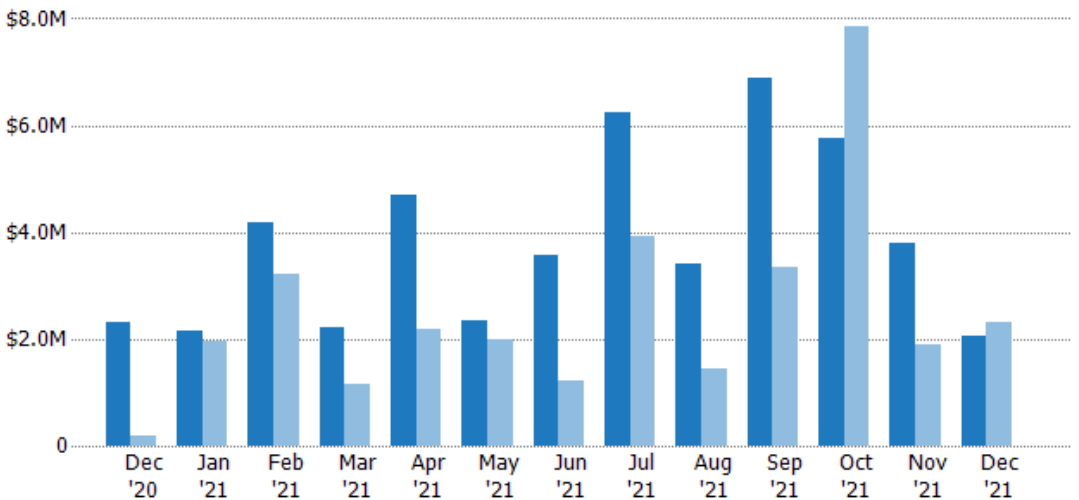
Month/Year	Count	% Chg.
Dec '21	4	-20%
Dec '20	5	400%
Dec '19	1	200%

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



Month/Year	Volume	% Chg.
Dec '21	\$2.05M	-11.3%
Dec '20	\$2.31M	1,196.9%
Dec '19	\$178K	211.2%

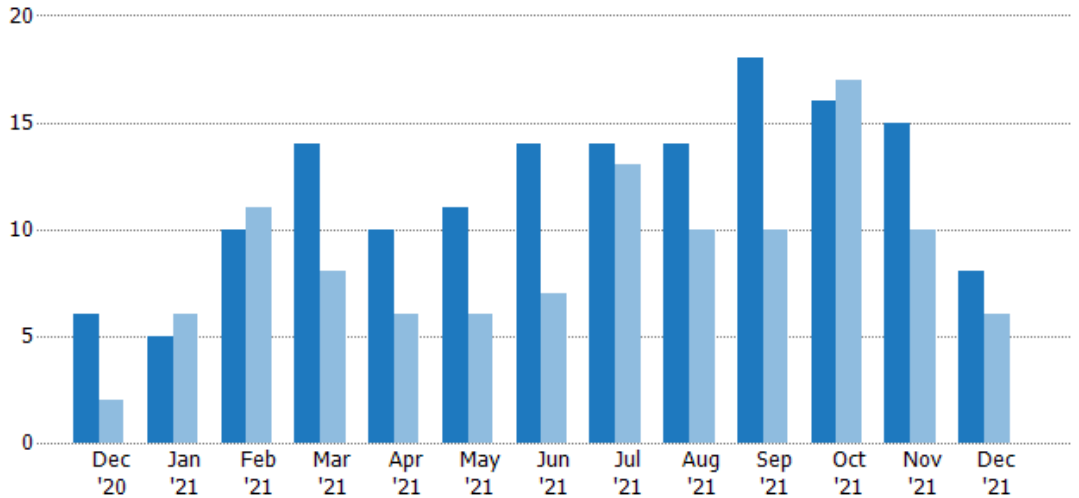
Pending Sales

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

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



Current Year	6	5	10	14	10	11	14	14	14	18	16	15	8
Prior Year	2	6	11	8	6	6	7	13	10	10	17	10	6
Percent Change from Prior Year	200%	-17%	-9%	75%	67%	83%	100%	8%	40%	80%	-6%	50%	33%

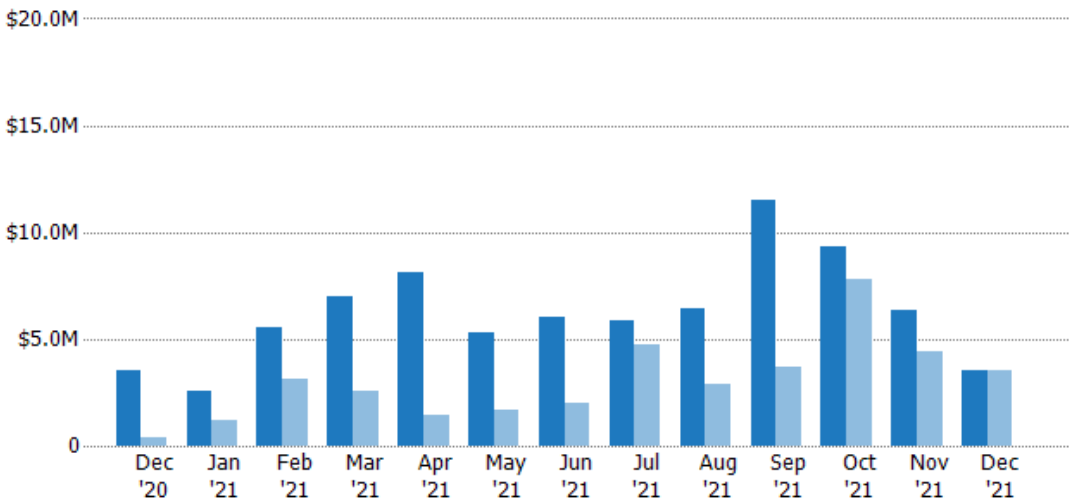
Pending Sales Volume

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

Month/Year	Volume	% Chg.
Dec '21	\$3.52M	0.5%
Dec '20	\$3.5M	739.7%
Dec '19	\$417K	109.3%



Current Year	\$3.5M	\$2.54M	\$5.5M	\$6.96M	\$8.14M	\$5.33M	\$5.99M	\$5.9M	\$6.4M	\$11.5M	\$9.36M	\$6.37M	\$3.52M
Prior Year	\$417K	\$1.18M	\$3.14M	\$2.54M	\$1.42M	\$1.65M	\$2M	\$4.77M	\$2.92M	\$3.65M	\$7.77M	\$4.41M	\$3.5M
Percent Change from Prior Year	740%	116%	75%	174%	475%	224%	200%	24%	119%	216%	20%	45%	0%

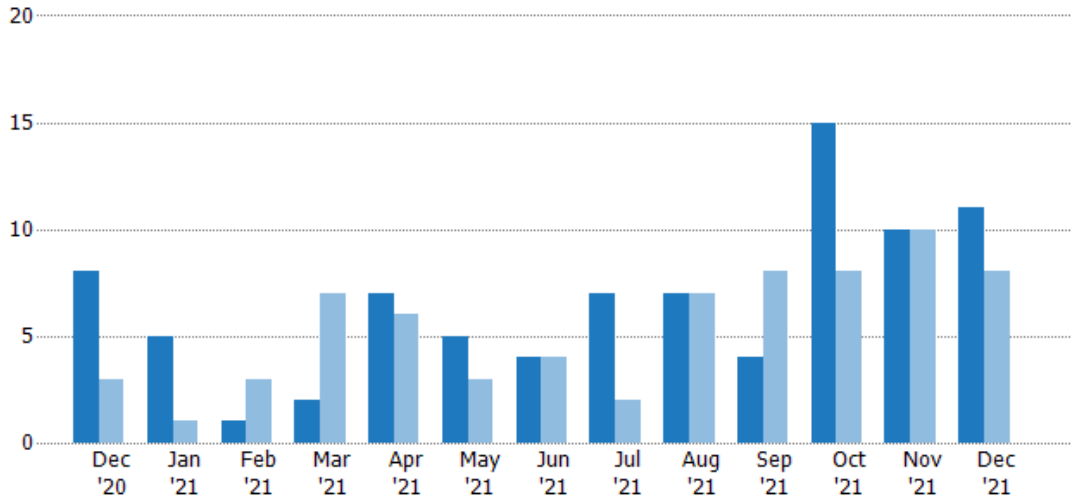
Closed Sales

The total number of residential properties sold each month.

Filters Used

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

Month/Year	Count	% Chg.
Dec '21	11	37.5%
Dec '20	8	166.7%
Dec '19	3	166.7%



	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21
Current Year	8	5	1	2	7	5	4	7	7	4	15	10	11
Prior Year	3	1	3	7	6	3	4	2	7	8	8	10	8
Percent Change from Prior Year	167%	400%	-67%	-71%	17%	67%	0%	250%	0%	-50%	88%	0%	38%

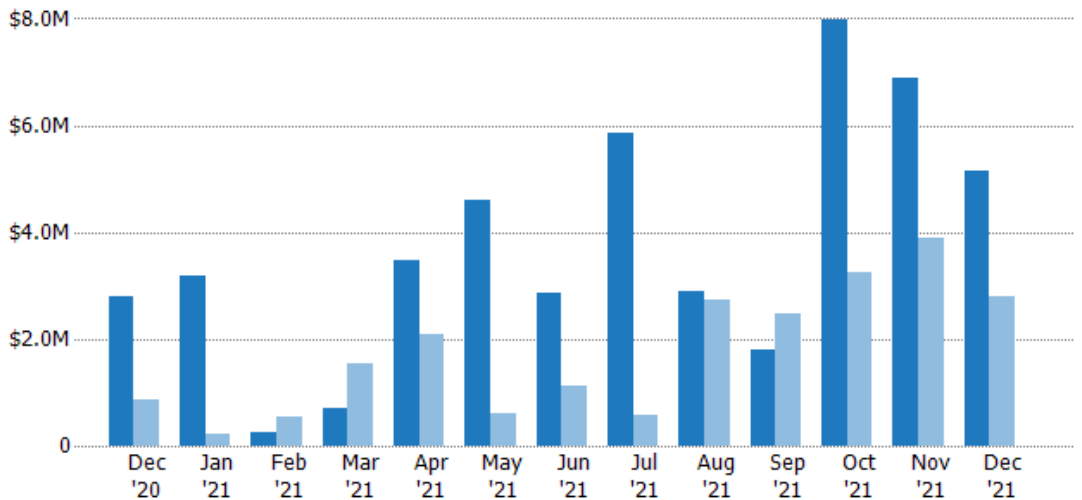
Closed Sales Volume

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

Month/Year	Volume	% Chg.
Dec '21	\$5.14M	83.7%
Dec '20	\$2.8M	219.9%
Dec '19	\$874K	186.1%



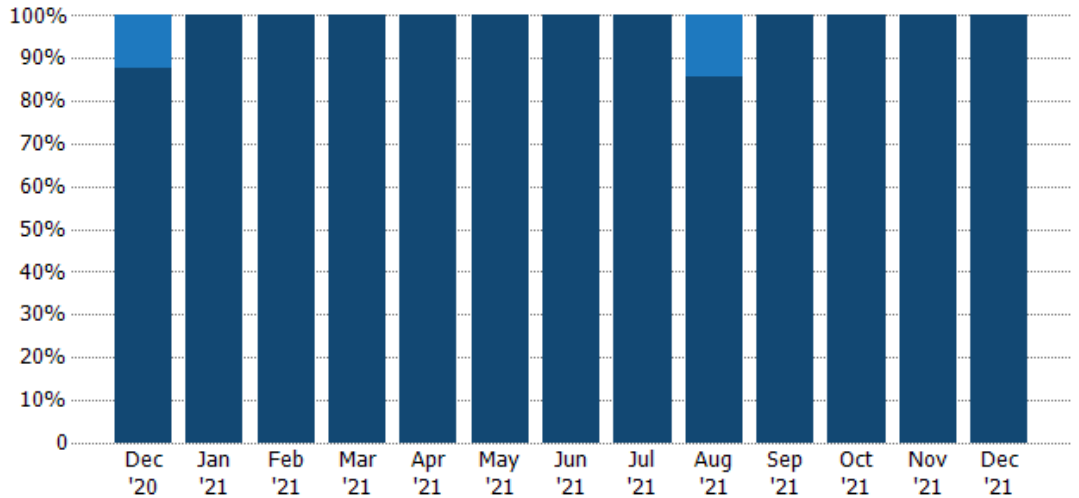
	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21
Current Year	\$2.8M	\$3.17M	\$244K	\$700K	\$3.48M	\$4.61M	\$2.87M	\$5.86M	\$2.89M	\$1.8M	\$8M	\$6.87M	\$5.14M
Prior Year	\$874K	\$230K	\$545K	\$1.53M	\$2.09M	\$619K	\$1.12M	\$590K	\$2.73M	\$2.47M	\$3.24M	\$3.9M	\$2.8M
Percent Change from Prior Year	220%	1,278%	-55%	-54%	67%	645%	157%	893%	6%	-27%	147%	76%	84%

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



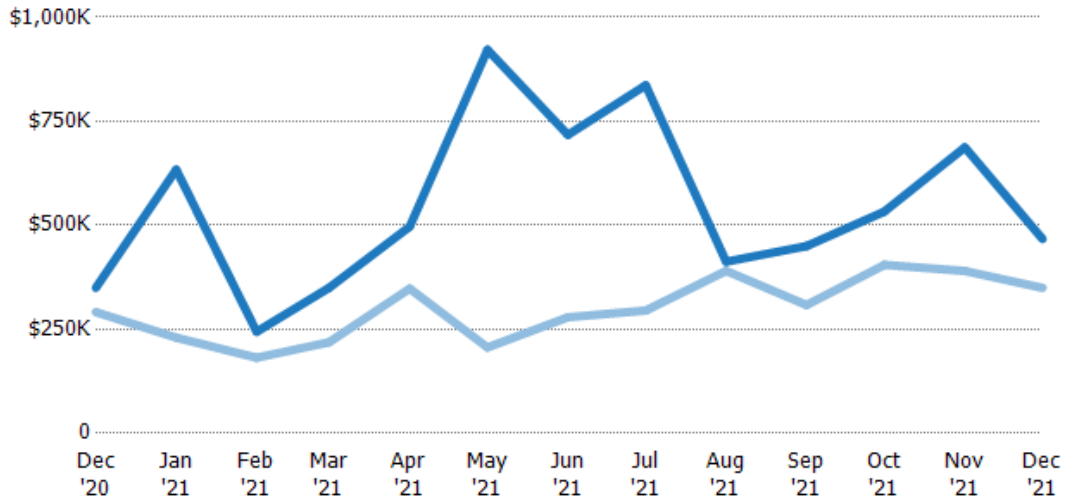
Condo/Townhouse	13%	-	-	-	-	-	-	-	14%	-	-	-	-
Single Family Residence	88%	100%	100%	100%	100%	100%	100%	100%	86%	100%	100%	100%	100%

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



Current Year	\$349K	\$634K	\$244K	\$350K	\$497K	\$922K	\$718K	\$837K	\$412K	\$450K	\$533K	\$687K	\$467K
Prior Year	\$291K	\$230K	\$182K	\$219K	\$348K	\$206K	\$279K	\$295K	\$391K	\$308K	\$405K	\$390K	\$349K
Percent Change from Prior Year	20%	176%	34%	60%	43%	347%	157%	184%	6%	46%	32%	76%	34%

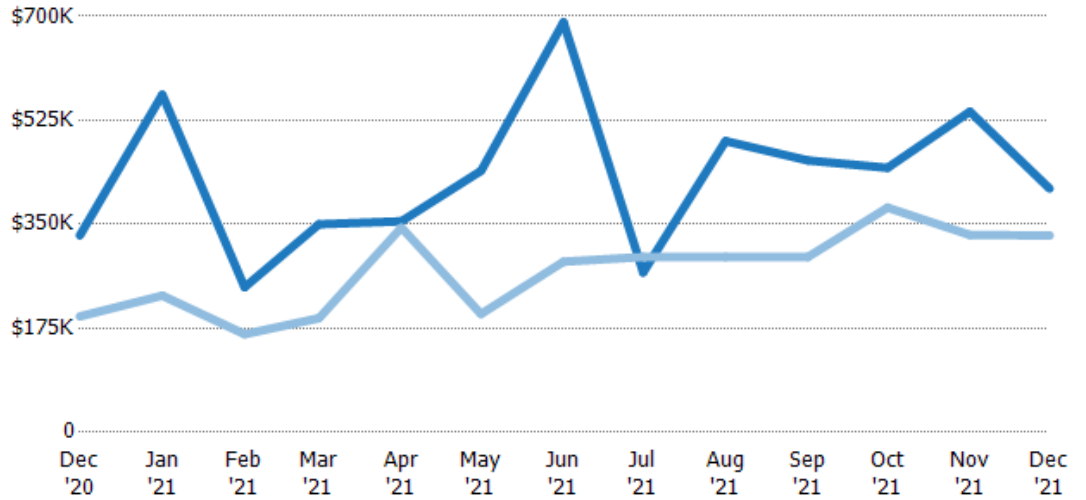
Median Sales Price

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

Filters Used

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

Month/ Year	Price	% Chg.
Dec '21	\$410K	23.8%
Dec '20	\$331K	69.8%
Dec '19	\$195K	17.2%



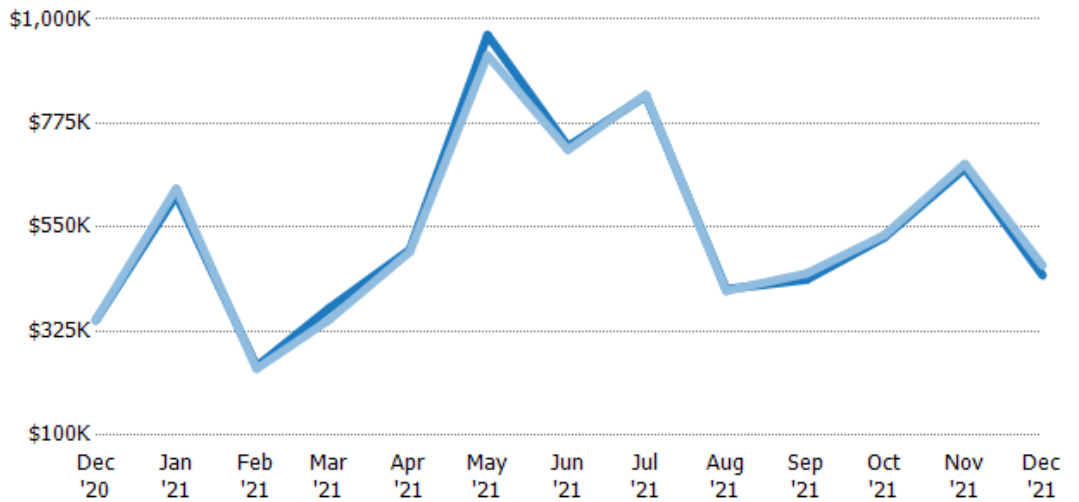
Current Year	\$331K	\$568K	\$244K	\$350K	\$355K	\$440K	\$690K	\$269K	\$490K	\$458K	\$445K	\$540K	\$410K
Prior Year	\$195K	\$230K	\$165K	\$192K	\$345K	\$199K	\$287K	\$295K	\$295K	\$295K	\$378K	\$332K	\$331K
Percent Change from Prior Year	70%	147%	48%	82%	3%	121%	140%	-9%	66%	55%	18%	63%	24%

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

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



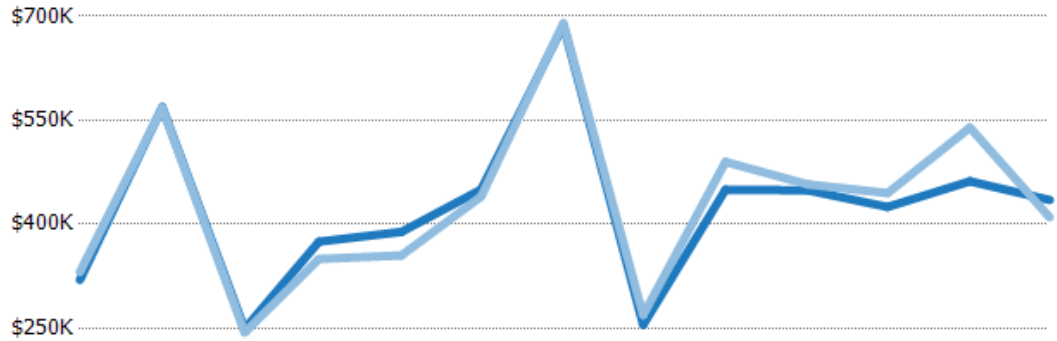
Avg List Price	\$349K	\$619K	\$249K	\$375K	\$501K	\$966K	\$725K	\$834K	\$416K	\$437K	\$528K	\$678K	\$446K
Avg Sales Price	\$349K	\$634K	\$244K	\$350K	\$497K	\$922K	\$718K	\$837K	\$412K	\$450K	\$533K	\$687K	\$467K
Avg Sales Price as a % of Avg List Price	100%	102%	98%	93%	99%	95%	99%	100%	99%	103%	101%	101%	105%

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



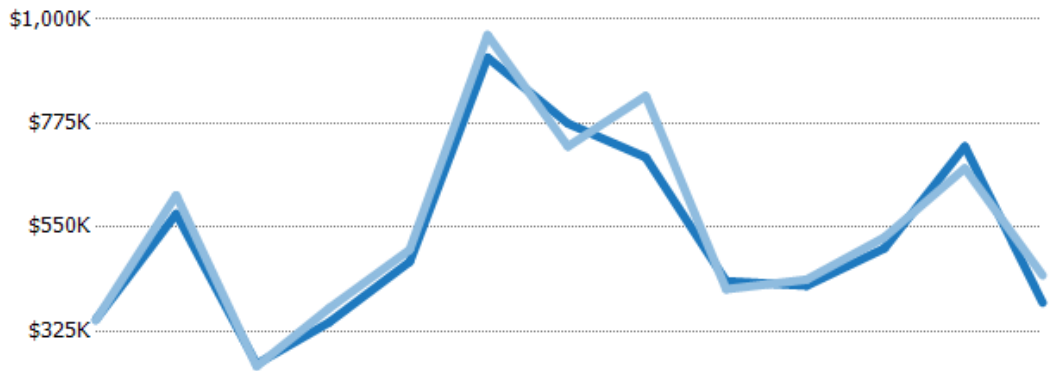
	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21
Median List Price	\$320K	\$569K	\$249K	\$375K	\$389K	\$450K	\$687K	\$255K	\$450K	\$449K	\$425K	\$462K	\$435K
Median Sales Price	\$331K	\$568K	\$244K	\$350K	\$355K	\$440K	\$690K	\$269K	\$490K	\$458K	\$445K	\$540K	\$410K
Med Sales Price as a % of Med List Price	104%	100%	98%	93%	91%	98%	100%	105%	109%	102%	105%	117%	94%

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



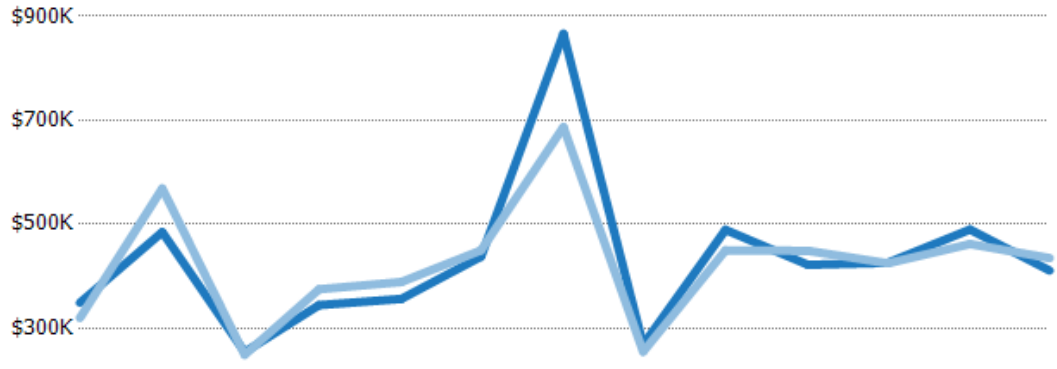
	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21
Avg Est Value	\$350K	\$579K	\$254K	\$345K	\$475K	\$917K	\$775K	\$701K	\$434K	\$424K	\$504K	\$725K	\$387K
Avg Sales Price	\$349K	\$619K	\$249K	\$375K	\$501K	\$966K	\$725K	\$834K	\$416K	\$437K	\$528K	\$678K	\$446K
Avg Sales Price as a % of Avg Est Value	100%	107%	98%	109%	105%	105%	94%	119%	96%	103%	105%	93%	115%

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



	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21
Median Est Value	\$349K	\$485K	\$254K	\$345K	\$357K	\$438K	\$866K	\$268K	\$489K	\$422K	\$426K	\$490K	\$411K
Median Sales Price	\$320K	\$569K	\$249K	\$375K	\$389K	\$450K	\$687K	\$255K	\$450K	\$449K	\$425K	\$462K	\$435K
Med Sales Price as a % of Med Est Value	92%	117%	98%	109%	109%	103%	79%	95%	92%	106%	100%	94%	106%