

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	17	12	+41.7%	227	300	-24.3%
New Listing Volume	\$3,614,000	\$3,268,500	+10.6%	\$61,053,050	\$71,031,598	-14%
Active Listing Count	32	62	-48.4%	N/A	N/A	
Active Listing Volume	\$9,449,200	\$19,093,400	-50.5%	N/A	N/A	
Average Listing Price	\$295,288	\$307,958	-4.1%	\$354,267	\$228,284	+55.2%
Median Listing Price	\$227,000	\$177,450	+27.9%	\$213,340	\$167,720	+27.2%
Median Days in RPR	57	98.5	-42.1%	93.61	100.51	-6.9%
Months of Inventory	1.7	1.8	-4.9%	1.8	5.3	-66.3%
Absorption Rate	59.38%	56.45%	+2.9%	56.2%	18.92%	+37.3%
Sales Activity Charts Metrics						
New Pending Sales Count	6	24	-75%	246	355	-30.7%
New Pending Sales Volume	\$1,416,700	\$5,479,400	-74.1%	\$65,784,350	\$72,168,969	-8.8%
Pending Sales Count	17	38	-55.3%	N/A	N/A	
Pending Sales Volume	\$4,404,500	\$9,200,200	-52.1%	N/A	N/A	
Closed Sales Count	6	26	-76.9%	235	272	-13.6%
Closed Sales Volume	\$2,329,000	\$5,221,400	-55.4%	\$63,752,614	\$52,240,686	+22%
Average Sales Price	\$388,167	\$200,823	+93.3%	\$271,288	\$192,061	+41.3%
Median Sales Price	\$226,000	\$199,950	+13%	\$201,787	\$176,911	+14.1%

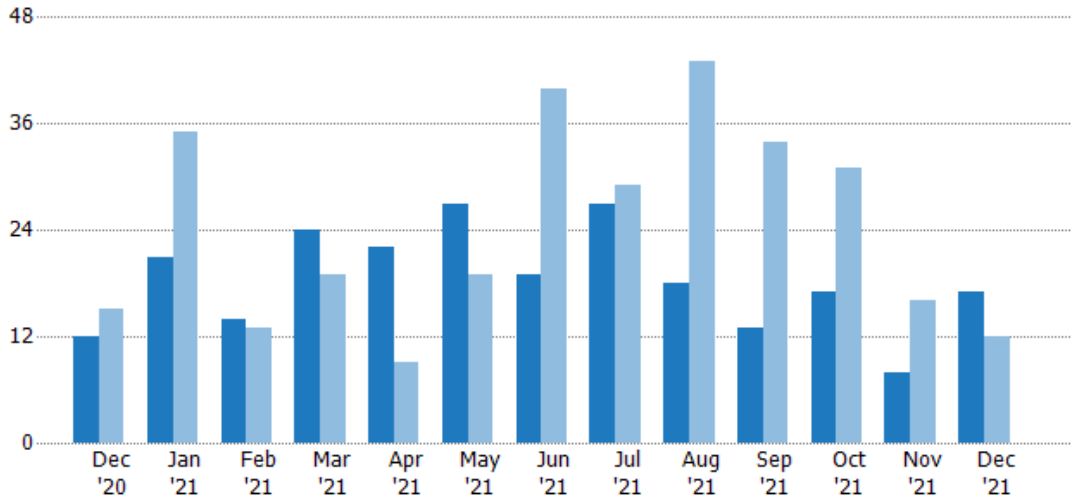
New Listings

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.
Dec '21	17	41.7%
Dec '20	12	-20%
Dec '19	15	-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	12	21	14	24	22	27	19	27	18	13	17	8	17
Prior Year	15	35	13	19	9	19	40	29	43	34	31	16	12
Percent Change from Prior Year	-20%	-40%	8%	26%	144%	42%	-53%	-7%	-58%	-62%	-45%	-50%	42%

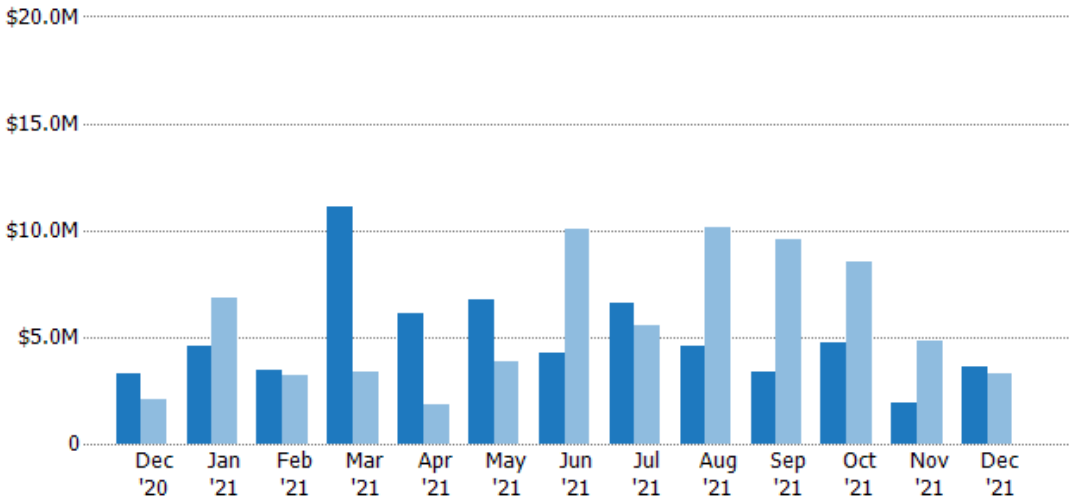
New Listing Volume

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.
Dec '21	\$3.61M	10.6%
Dec '20	\$3.27M	59.8%
Dec '19	\$2.05M	-3.9%

	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	\$3.27M	\$4.56M	\$3.47M	\$11.1M	\$6.1M	\$6.71M	\$4.29M	\$6.57M	\$4.56M	\$3.38M	\$4.73M	\$1.94M	\$3.61M
Prior Year	\$2.05M	\$6.83M	\$3.21M	\$3.33M	\$1.87M	\$3.87M	\$10.1M	\$5.54M	\$10.2M	\$9.56M	\$8.52M	\$4.81M	\$3.27M
Percent Change from Prior Year	60%	-33%	8%	234%	226%	73%	-57%	18%	-55%	-65%	-44%	-60%	11%

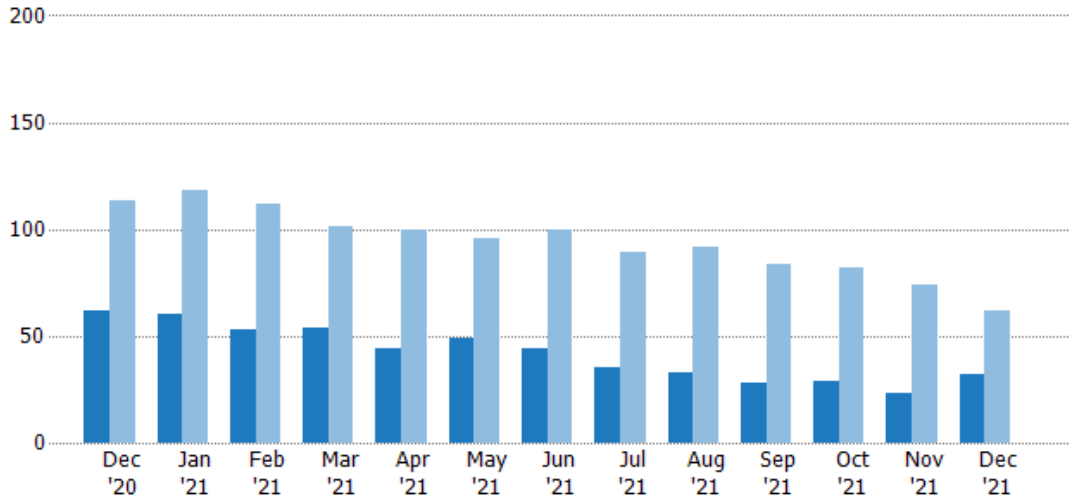
Active Listings

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.
Dec '21	32	-48.4%
Dec '20	62	-45.1%
Dec '19	113	-3.5%

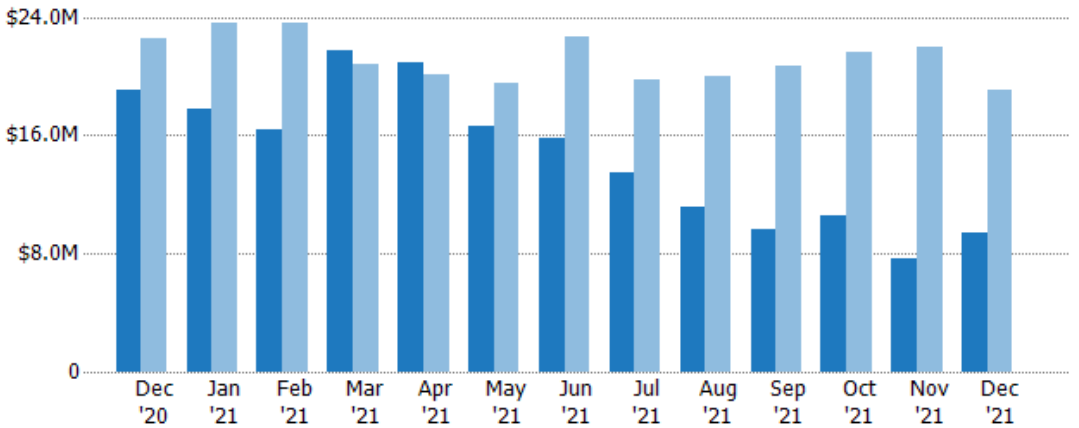
Active Listing Volume

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.
Dec '21	\$9.45M	-50.5%
Dec '20	\$19.1M	-15.5%
Dec '19	\$22.6M	6.7%

Average Listing Price

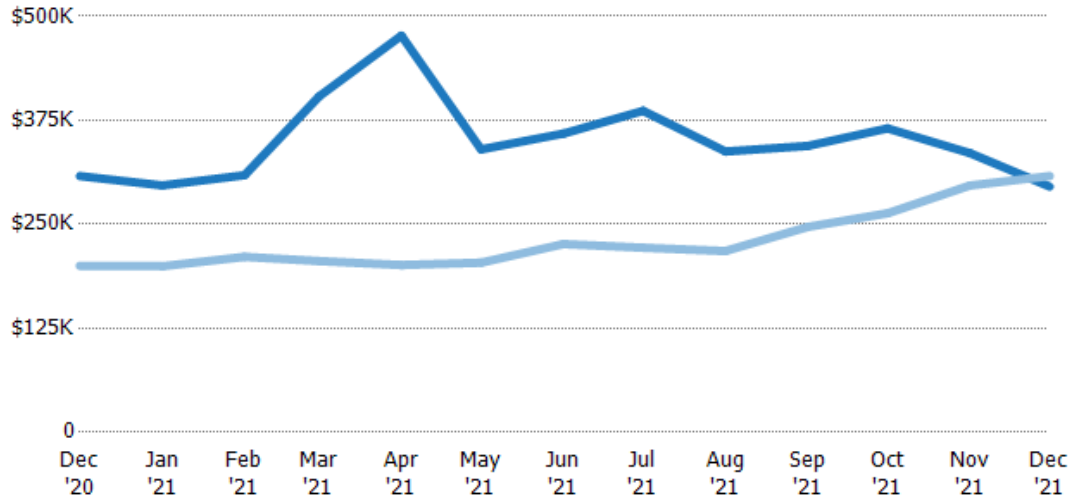
The average listing price of active residential listings at the end of each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Price	% Chg.
Dec '21	\$295K	-4.1%
Dec '20	\$308K	53.9%
Dec '19	\$200K	10.6%



Current Year	\$308K	\$297K	\$309K	\$404K	\$477K	\$340K	\$359K	\$386K	\$338K	\$344K	\$365K	\$336K	\$295K
Prior Year	\$200K	\$200K	\$211K	\$206K	\$201K	\$204K	\$226K	\$222K	\$218K	\$247K	\$263K	\$297K	\$308K
Percent Change from Prior Year	54%	49%	47%	96%	137%	67%	59%	74%	55%	39%	39%	13%	-4%

Median Listing Price

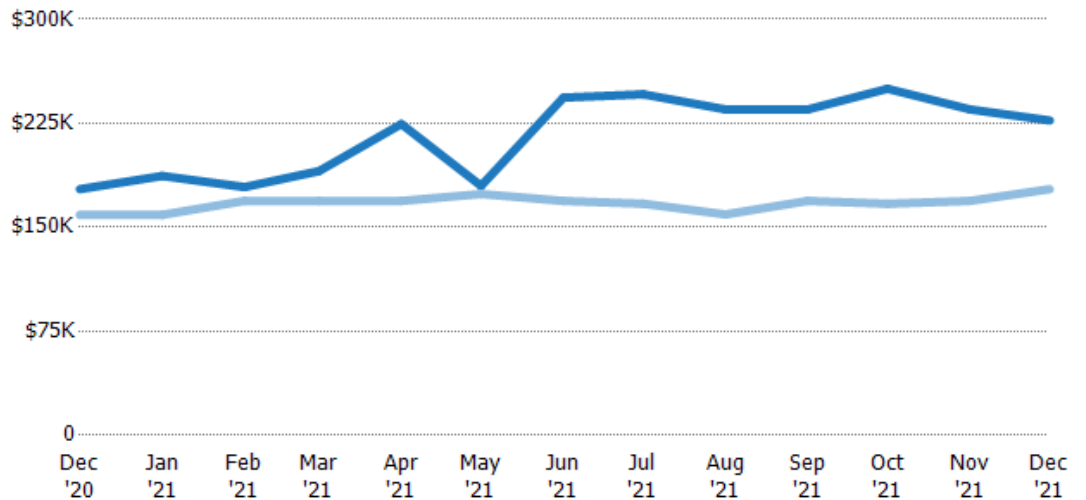
The median listing price of active residential listings at the end of each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Price	% Chg.
Dec '21	\$227K	27.9%
Dec '20	\$177K	11.7%
Dec '19	\$159K	13.3%



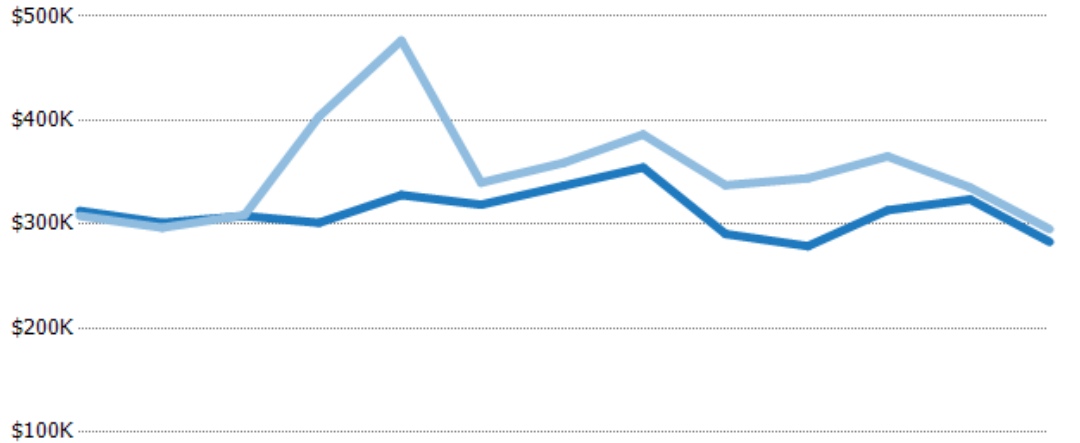
Current Year	\$177K	\$187K	\$179K	\$191K	\$224K	\$180K	\$244K	\$246K	\$235K	\$235K	\$250K	\$235K	\$227K
Prior Year	\$159K	\$159K	\$169K	\$169K	\$169K	\$174K	\$169K	\$167K	\$159K	\$169K	\$167K	\$169K	\$177K
Percent Change from Prior Year	12%	18%	6%	13%	33%	3%	44%	47%	48%	39%	50%	39%	28%

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



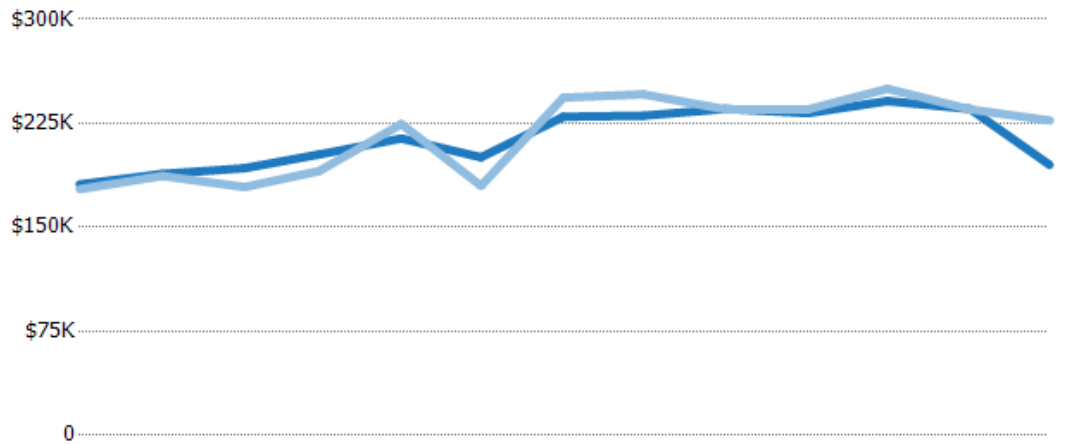
	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21
Avg Est Value	\$313K	\$301K	\$308K	\$301K	\$328K	\$319K	\$337K	\$355K	\$291K	\$279K	\$314K	\$324K	\$283K
Avg Listing Price	\$308K	\$297K	\$309K	\$404K	\$477K	\$340K	\$359K	\$386K	\$338K	\$344K	\$365K	\$336K	\$295K
Avg Listing Price as a % of Avg Est Value	98%	98%	100%	134%	145%	107%	107%	109%	116%	123%	117%	104%	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: Rutland, VT 05701, Rutland, VT 05702
 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	\$181K	\$188K	\$193K	\$203K	\$214K	\$201K	\$230K	\$230K	\$235K	\$232K	\$241K	\$235K	\$195K
Median Listing Price	\$177K	\$187K	\$179K	\$191K	\$224K	\$180K	\$244K	\$246K	\$235K	\$235K	\$250K	\$235K	\$227K
Med Listing Price as a % of Med Est Value	98%	99%	93%	94%	105%	90%	106%	107%	100%	101%	104%	100%	116%

Median Days in RPR

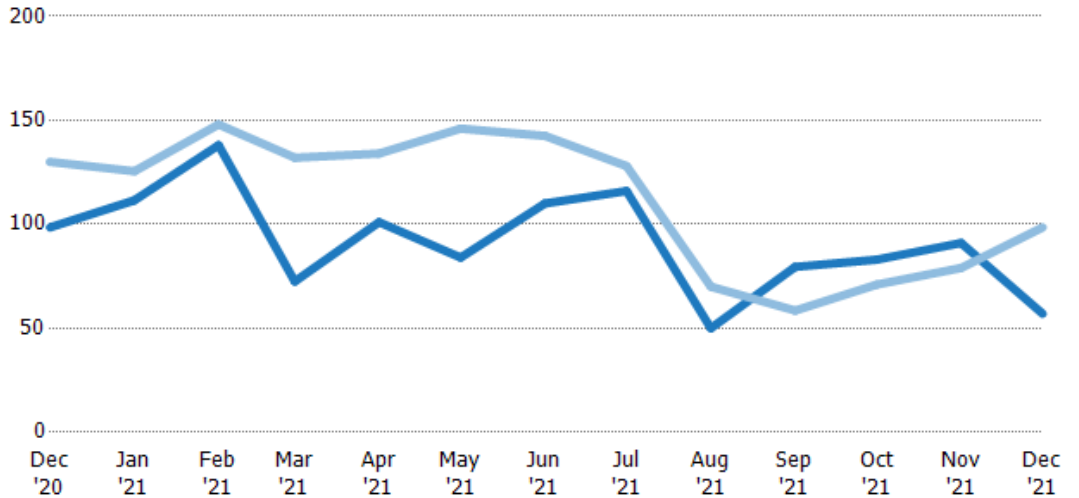
The median number of days between when residential properties are first displayed as active listings in RPR and when accepted offers have been noted in RPR.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Days	% Chg.
Dec '21	57	-42.1%
Dec '20	98.5	-24.2%
Dec '19	130	-10%



	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	98.5	112	138	72.5	101	84	110	116	50	79.5	83	91	57
Prior Year	130	126	148	132	134	146	143	128	70	58.5	71	79	98.5
Percent Change from Prior Year	-24%	-11%	-7%	-45%	-25%	-42%	-23%	-9%	-29%	36%	17%	15%	-42%

Months of Inventory

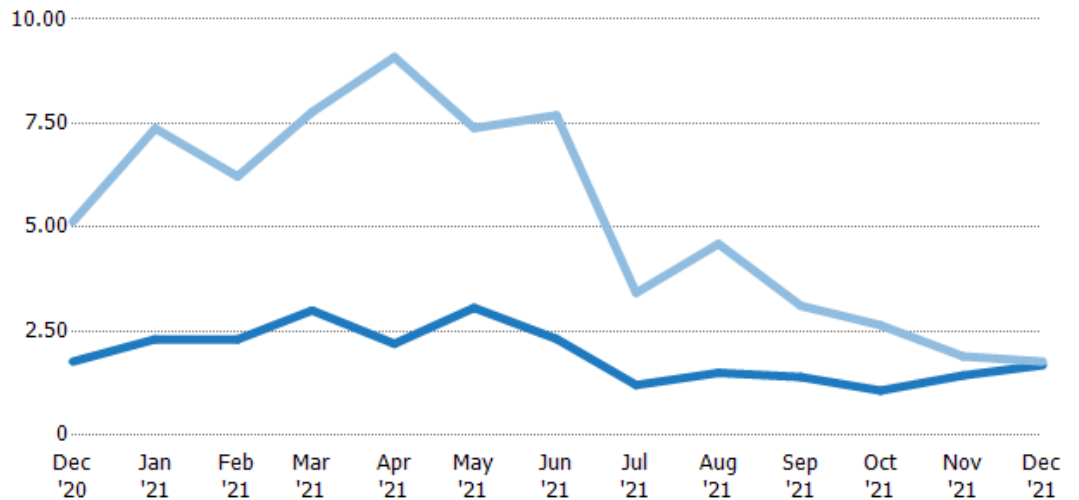
The number of months it would take to exhaust active listings at the current sales rate.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Months	% Chg.
Dec '21	1.68	-4.9%
Dec '20	1.77	-65.5%
Dec '19	5.14	24.8%



	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	1.77	2.31	2.3	3	2.2	3.06	2.32	1.21	1.5	1.4	1.07	1.44	1.68
Prior Year	5.14	7.38	6.22	7.77	9.09	7.38	7.69	3.42	4.6	3.11	2.65	1.9	1.77
Percent Change from Prior Year	-66%	-69%	-63%	-61%	-76%	-59%	-70%	-65%	-67%	-55%	-59%	-24%	-5%

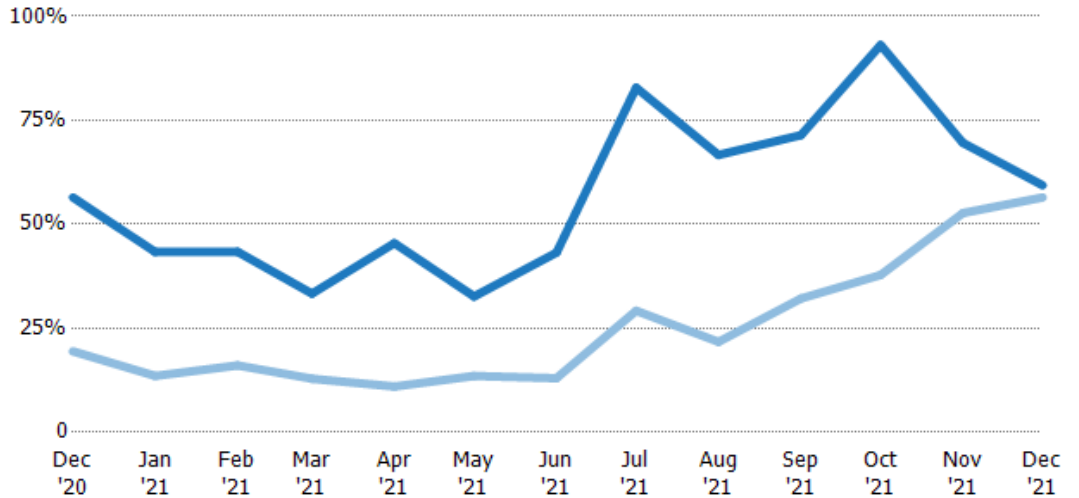
Absorption Rate

The percentage of inventory sold per month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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



	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	56%	43%	43%	33%	45%	33%	43%	83%	67%	71%	93%	70%	59%
Prior Year	19%	14%	16%	13%	11%	14%	13%	29%	22%	32%	38%	53%	56%
Change from Prior Year	-37%	-30%	-27%	-20%	-34%	-19%	-30%	-54%	-45%	-39%	-55%	-17%	-3%

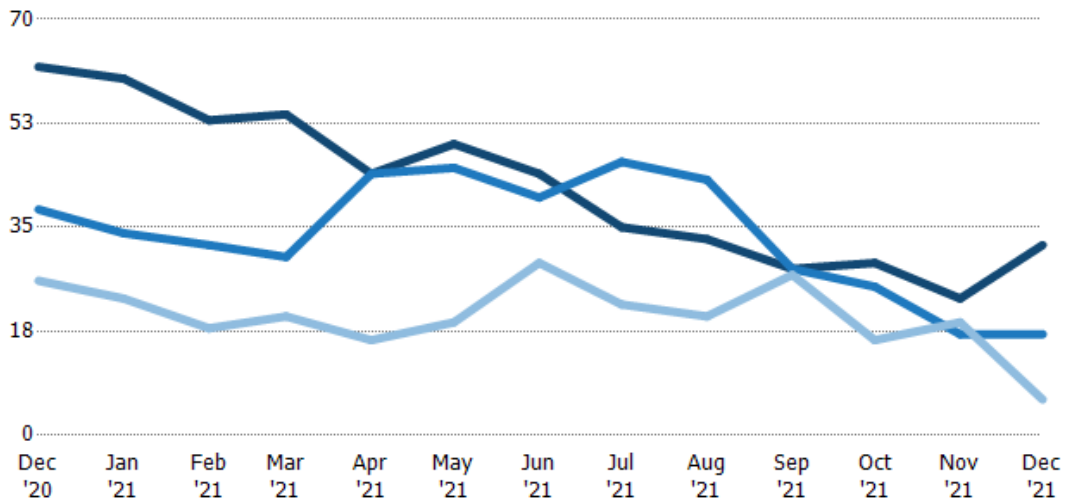
Active/Pending/Sold Units

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



	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
Active	62	60	53	54	44	49	44	35	33	28	29	23	32
Pending	38	34	32	30	44	45	40	46	43	28	25	17	17
Sold	26	23	18	20	16	19	29	22	20	27	16	19	6

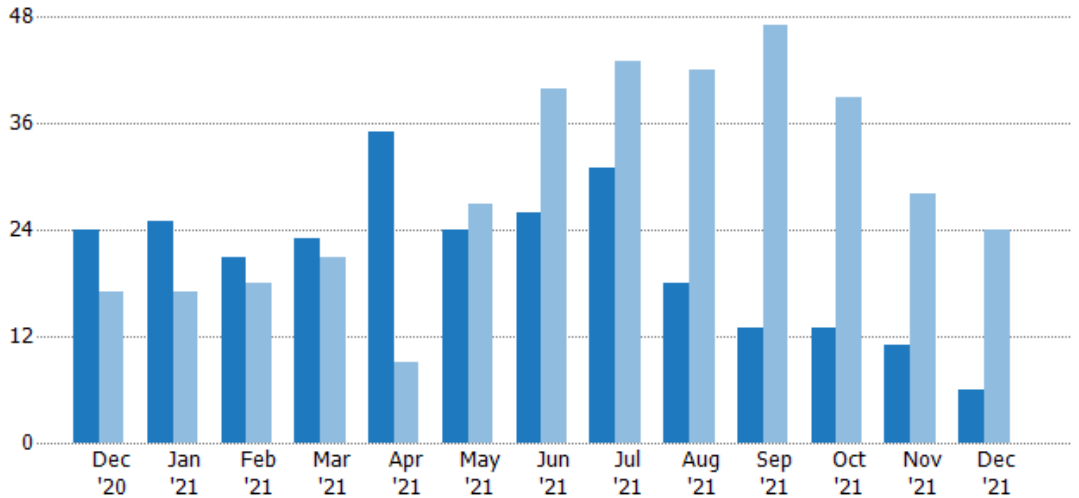
New Pending Sales

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.
Dec '21	6	-75%
Dec '20	24	41.2%
Dec '19	17	-58.8%

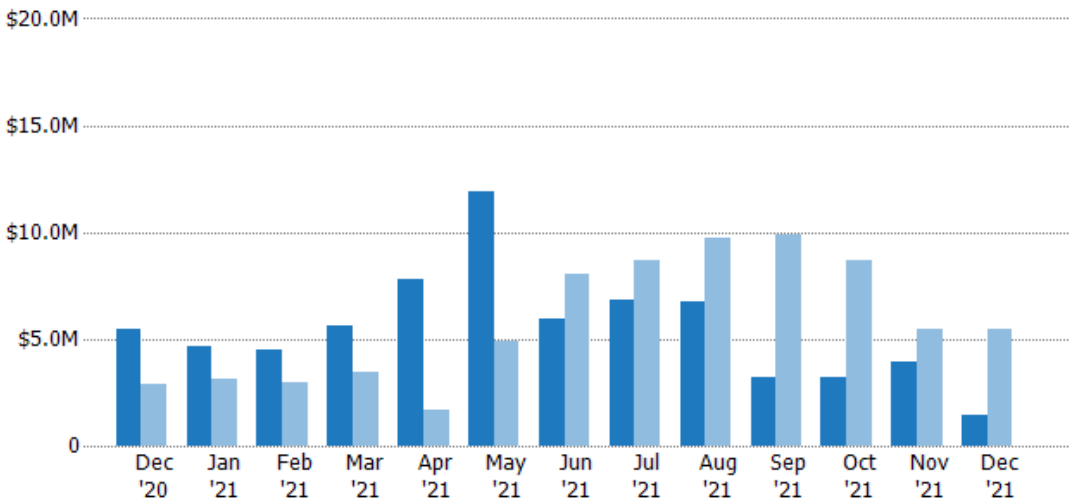
New Pending Sales Volume

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.
Dec '21	\$1.42M	-74.1%
Dec '20	\$5.48M	91.5%
Dec '19	\$2.86M	-71.5%

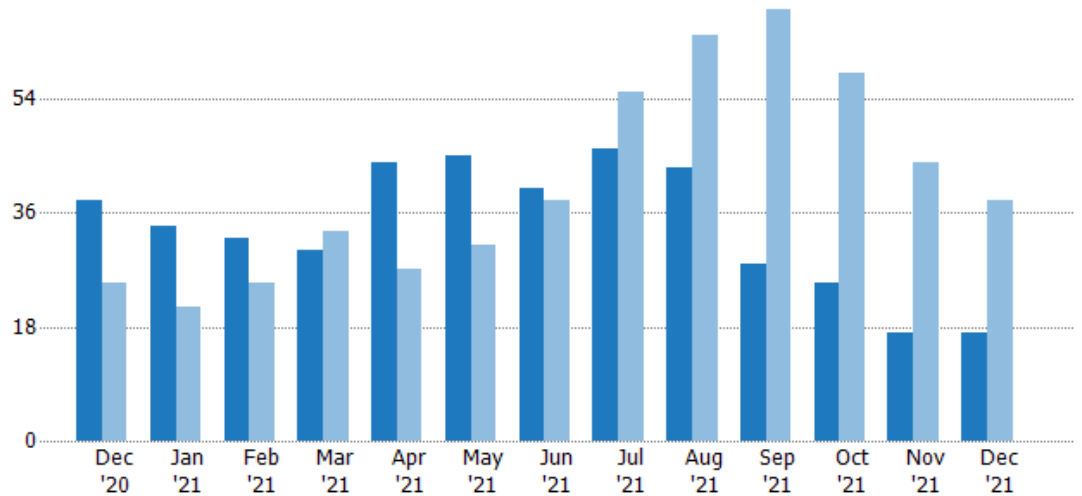
Pending Sales

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	Count	% Chg.
Dec '21	17	-55.3%
Dec '20	38	52%
Dec '19	25	-48%

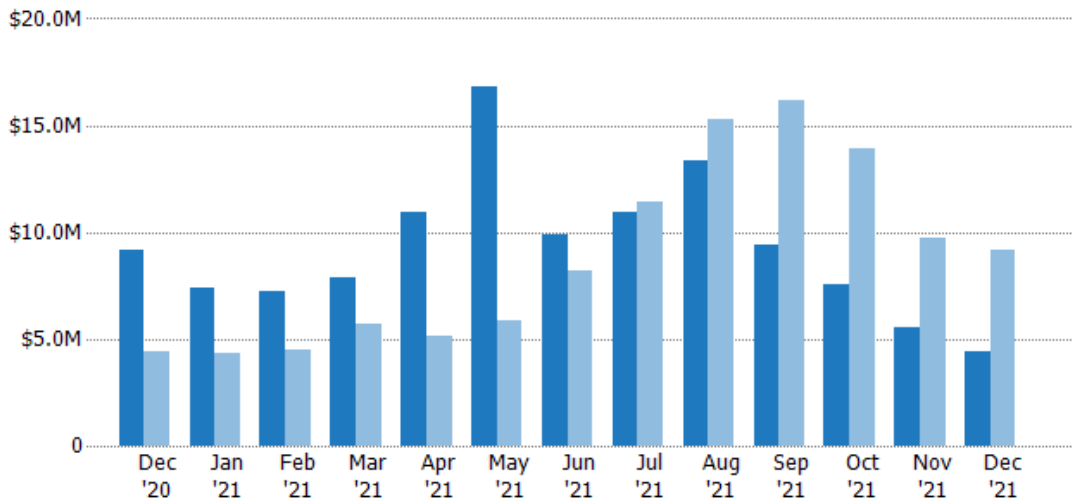
Pending Sales Volume

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	Volume	% Chg.
Dec '21	\$4.4M	-52.1%
Dec '20	\$9.2M	108.1%
Dec '19	\$4.42M	-55.8%

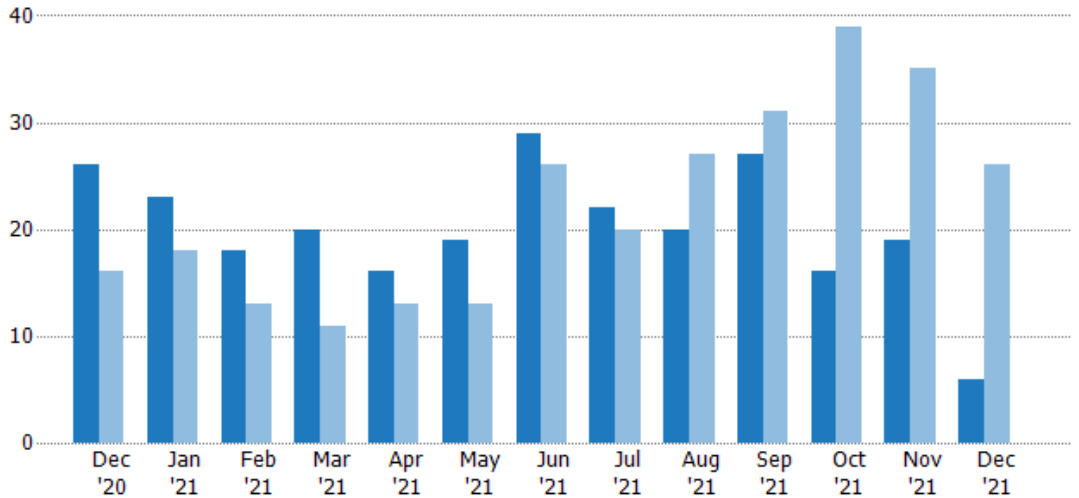
Closed Sales

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



	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	26	23	18	20	16	19	29	22	20	27	16	19	6
Prior Year	16	18	13	11	13	13	26	20	27	31	39	35	26
Percent Change from Prior Year	63%	28%	38%	82%	23%	46%	12%	10%	-26%	-13%	-59%	-46%	-77%

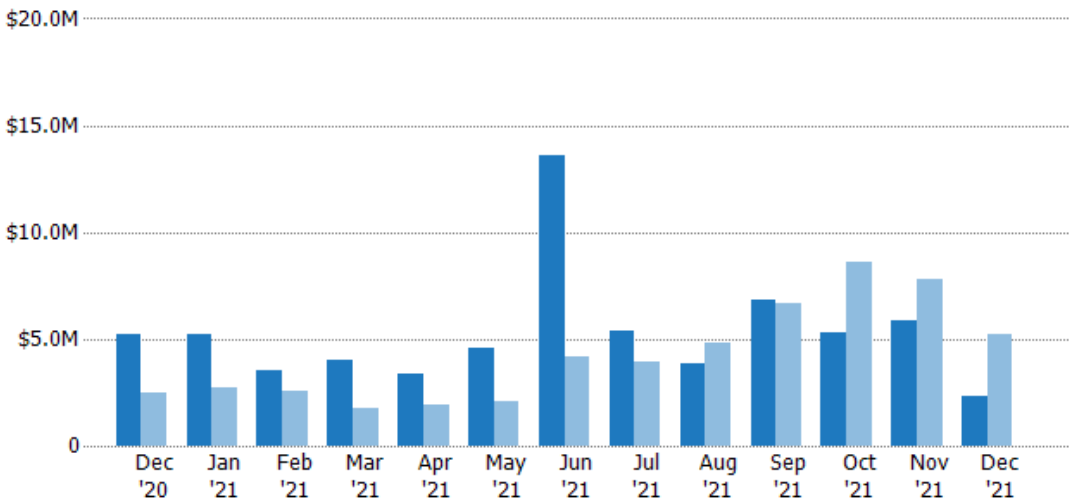
Closed Sales Volume

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



	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	\$5.22M	\$5.24M	\$3.49M	\$4.02M	\$3.36M	\$4.54M	\$13.6M	\$5.36M	\$3.83M	\$6.85M	\$5.29M	\$5.9M	\$2.33M
Prior Year	\$2.46M	\$2.73M	\$2.54M	\$1.79M	\$1.89M	\$2.1M	\$4.18M	\$3.91M	\$4.83M	\$6.69M	\$8.59M	\$7.76M	\$5.22M
Percent Change from Prior Year	112%	92%	37%	124%	78%	116%	224%	37%	-21%	2%	-38%	-24%	-55%

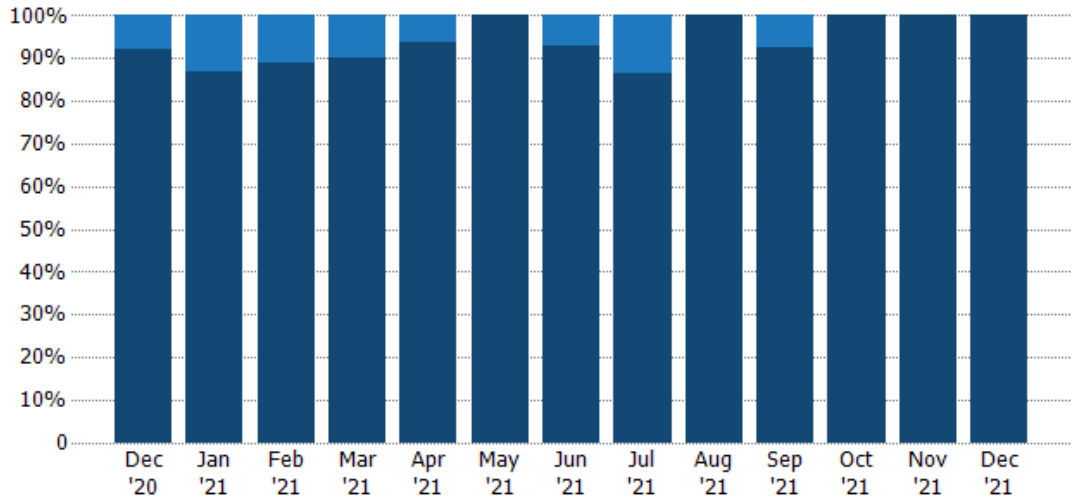
Closed Sales by Property Type

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%	13%	11%	10%	6%	-	7%	14%	-	7%	-	-	-
Single Family Residence	92%	87%	89%	90%	94%	100%	93%	86%	100%	93%	100%	100%	100%

Average Sales Price

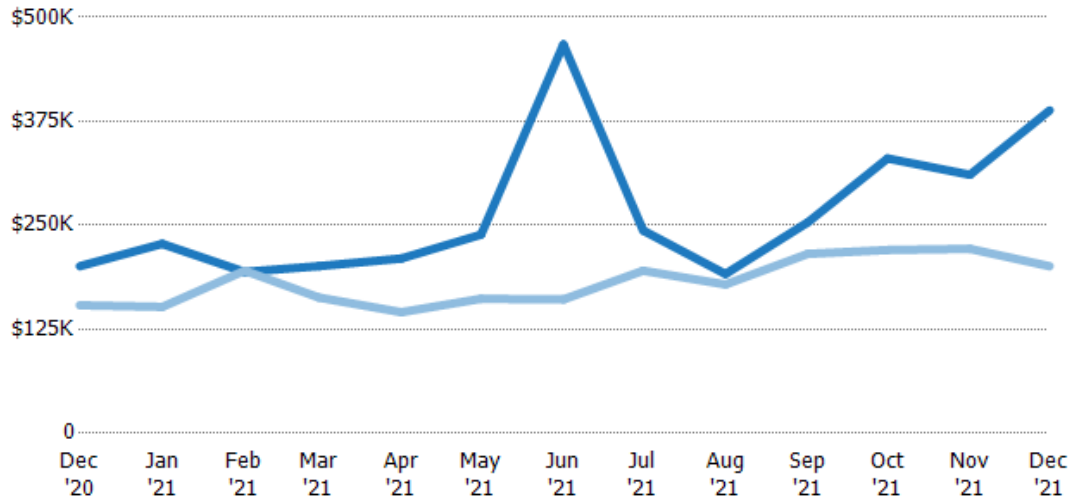
The average sales price of the residential properties sold each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Price	% Chg.
Dec '21	\$388K	93.3%
Dec '20	\$201K	30.5%
Dec '19	\$154K	-5.5%



Current Year	\$201K	\$228K	\$194K	\$201K	\$210K	\$239K	\$467K	\$244K	\$191K	\$254K	\$330K	\$311K	\$388K
Prior Year	\$154K	\$152K	\$195K	\$163K	\$146K	\$162K	\$161K	\$195K	\$179K	\$216K	\$220K	\$222K	\$201K
Percent Change from Prior Year	31%	50%	-1%	23%	44%	48%	191%	25%	7%	18%	50%	40%	93%

Median Sales Price

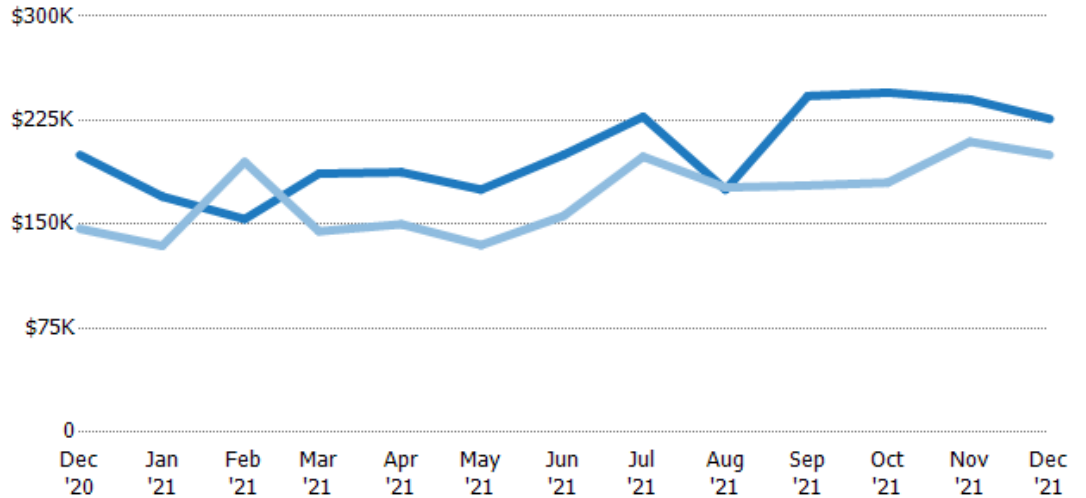
The median sales price of the residential properties sold each month.

Filters Used

ZIP: Rutland, VT 05701, Rutland, VT 05702

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

Month/Year	Price	% Chg.
Dec '21	\$226K	13%
Dec '20	\$200K	36.3%
Dec '19	\$147K	9.1%



Current Year	\$200K	\$170K	\$154K	\$187K	\$188K	\$175K	\$200K	\$228K	\$175K	\$243K	\$245K	\$240K	\$226K
Prior Year	\$147K	\$134K	\$195K	\$145K	\$150K	\$135K	\$156K	\$199K	\$177K	\$178K	\$180K	\$210K	\$200K
Percent Change from Prior Year	36%	26%	-21%	29%	25%	30%	28%	14%	-1%	36%	36%	15%	13%

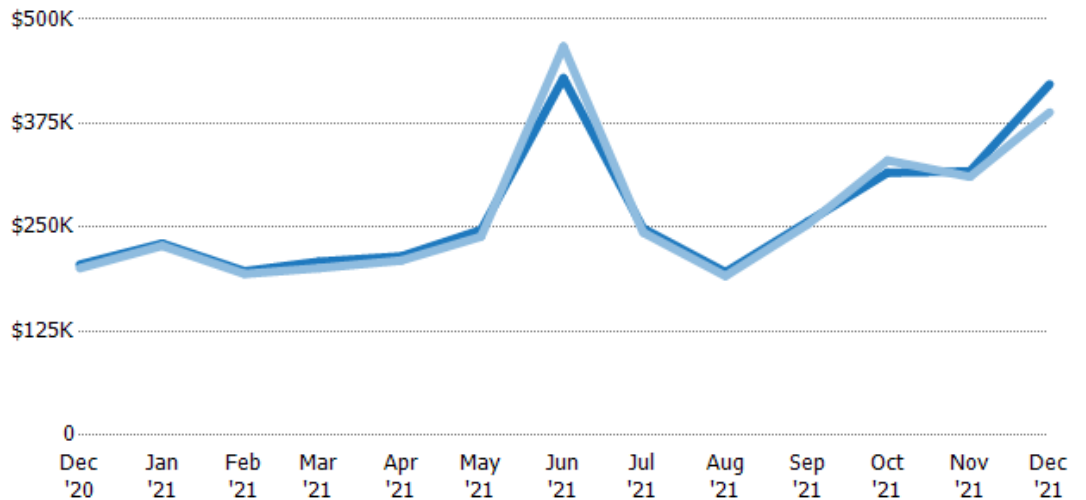
Average Sales Price vs Average Listing Price

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



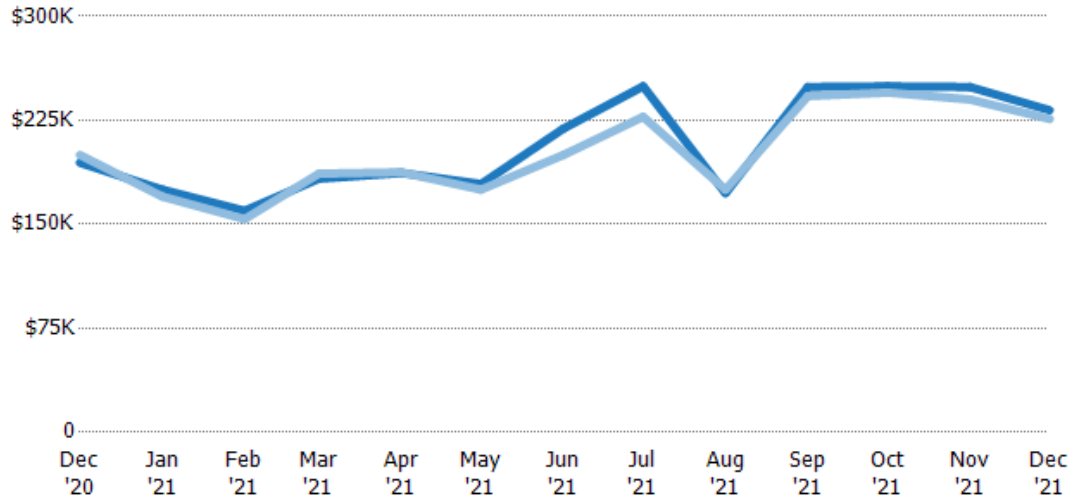
Avg List Price	\$205K	\$230K	\$197K	\$209K	\$215K	\$247K	\$429K	\$248K	\$196K	\$257K	\$316K	\$317K	\$422K
Avg Sales Price	\$201K	\$228K	\$194K	\$201K	\$210K	\$239K	\$467K	\$244K	\$191K	\$254K	\$330K	\$311K	\$388K
Avg Sales Price as a % of Avg List Price	98%	99%	98%	96%	98%	97%	109%	98%	98%	99%	105%	98%	92%

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



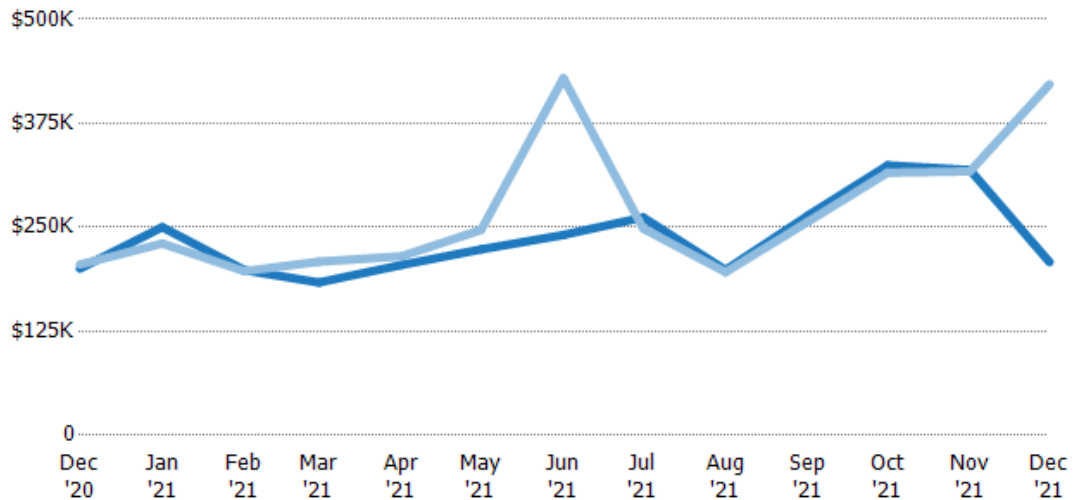
	Dec '20	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21
Median List Price	\$194K	\$175K	\$160K	\$183K	\$187K	\$179K	\$219K	\$250K	\$172K	\$249K	\$249K	\$249K	\$232K
Median Sales Price	\$200K	\$170K	\$154K	\$187K	\$188K	\$175K	\$200K	\$228K	\$175K	\$243K	\$245K	\$240K	\$226K
Med Sales Price as a % of Med List Price	103%	97%	96%	102%	100%	98%	91%	91%	101%	97%	98%	96%	97%

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



	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	\$200K	\$250K	\$198K	\$184K	\$205K	\$223K	\$241K	\$262K	\$199K	\$264K	\$324K	\$319K	\$208K
Avg Sales Price	\$205K	\$230K	\$197K	\$209K	\$215K	\$247K	\$429K	\$248K	\$196K	\$257K	\$316K	\$317K	\$422K
Avg Sales Price as a % of Avg Est Value	102%	92%	99%	114%	105%	110%	178%	95%	99%	97%	97%	99%	203%

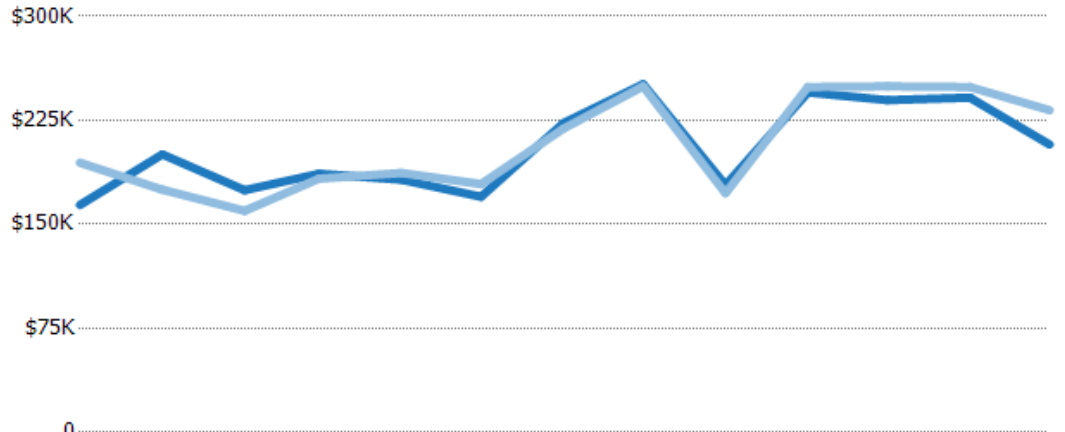
Median Sales Price vs Median Est Value

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



	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	\$164K	\$200K	\$175K	\$186K	\$182K	\$170K	\$223K	\$251K	\$178K	\$245K	\$240K	\$241K	\$208K
Median Sales Price	\$194K	\$175K	\$160K	\$183K	\$187K	\$179K	\$219K	\$250K	\$172K	\$249K	\$249K	\$249K	\$232K
Med Sales Price as a % of Med Est Value	119%	87%	91%	98%	103%	105%	98%	99%	97%	102%	104%	103%	112%