

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	Jan 2022	Jan 2021	+ / -	YTD 2022	YTD 2021	+ / -
Listing Activity Charts Metrics						
New Listing Count	9	6	+50%	101	118	-14.4%
New Listing Volume	\$3,860,000	\$2,947,000	+31%	\$42,891,400	\$45,603,999	-5.9%
Active Listing Count	6	19	-68.4%	N/A	N/A	
Active Listing Volume	\$3,665,000	\$9,088,299	-59.7%	N/A	N/A	
Average Listing Price	\$610,833	\$478,332	+27.7%	\$454,102	\$444,203	+2.2%
Median Listing Price	\$370,000	\$475,000	-22.1%	\$401,652	\$385,247	+4.3%
Median Days in RPR	38	127	-70.1%	94.08	99.89	-5.8%
Months of Inventory	0.8	1.6	-52.6%	0.9	6.3	-86.5%
Absorption Rate	133.33%	63.16%	+70.2%	116.67%	15.79%	+100.9%
Sales Activity Charts Metrics						
New Pending Sales Count	5	9	-44.4%	104	137	-24.1%
New Pending Sales Volume	\$1,415,000	\$3,694,000	-61.7%	\$42,422,299	\$49,203,800	-13.8%
Pending Sales Count	4	12	-66.7%	N/A	N/A	
Pending Sales Volume	\$1,140,000	\$4,403,900	-74.1%	N/A	N/A	
Closed Sales Count	3	7	-57.1%	99	104	-4.8%
Closed Sales Volume	\$1,055,000	\$2,652,000	-60.2%	\$40,872,550	\$36,439,990	+12.2%
Average Sales Price	\$351,667	\$378,857	-7.2%	\$412,854	\$350,385	+17.8%
Median Sales Price	\$275,000	\$325,000	-15.4%	\$365,045	\$304,785	+19.8%

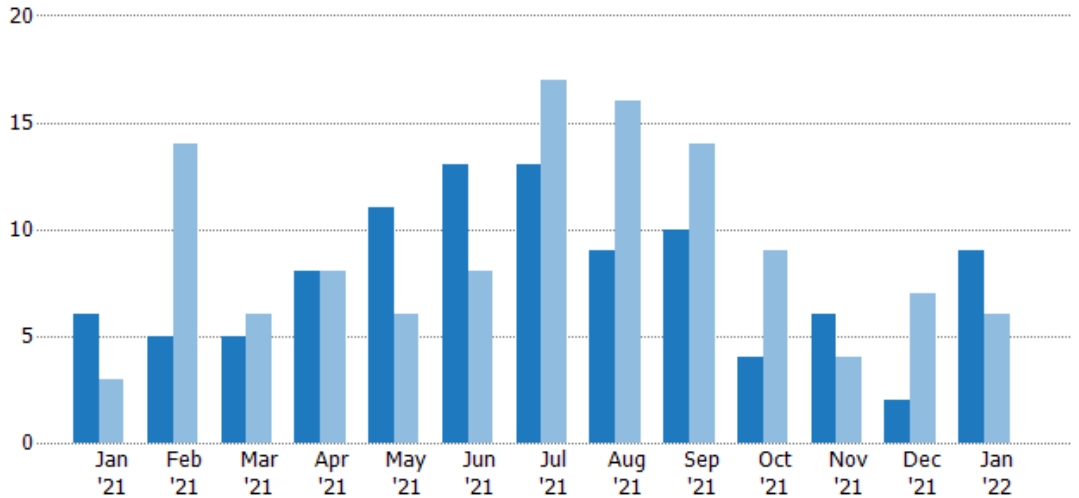
New Listings

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family

Month/Year	Count	% Chg.
Jan '22	9	50%
Jan '21	6	100%
Jan '20	3	66.7%



	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Current Year	6	5	5	8	11	13	13	9	10	4	6	2	9
Prior Year	3	14	6	8	6	8	17	16	14	9	4	7	6
Percent Change from Prior Year	100%	-64%	-17%	0%	83%	63%	-24%	-44%	-29%	-56%	50%	-71%	50%

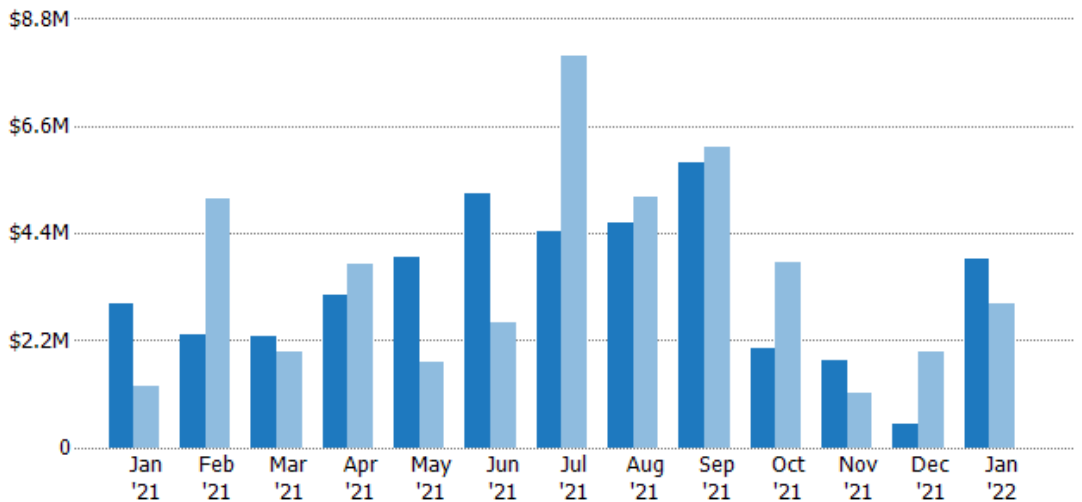
New Listing Volume

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family

Month/Year	Volume	% Chg.
Jan '22	\$3.86M	31%
Jan '21	\$2.95M	131.3%
Jan '20	\$1.27M	3.2%



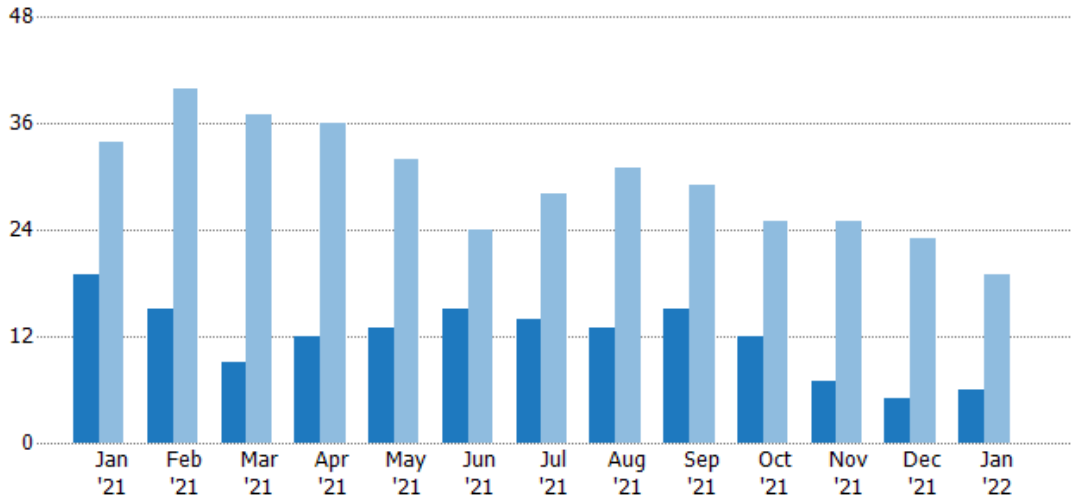
	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Current Year	\$2.95M	\$2.34M	\$2.28M	\$3.15M	\$3.91M	\$5.2M	\$4.43M	\$4.61M	\$5.86M	\$2.03M	\$1.79M	\$494K	\$3.86M
Prior Year	\$1.27M	\$5.11M	\$1.97M	\$3.77M	\$1.78M	\$2.58M	\$8.02M	\$5.14M	\$6.16M	\$3.79M	\$1.11M	\$1.96M	\$2.95M
Percent Change from Prior Year	131%	-54%	16%	-16%	120%	101%	-45%	-10%	-5%	-46%	61%	-75%	31%

Active Listings

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single
 Family



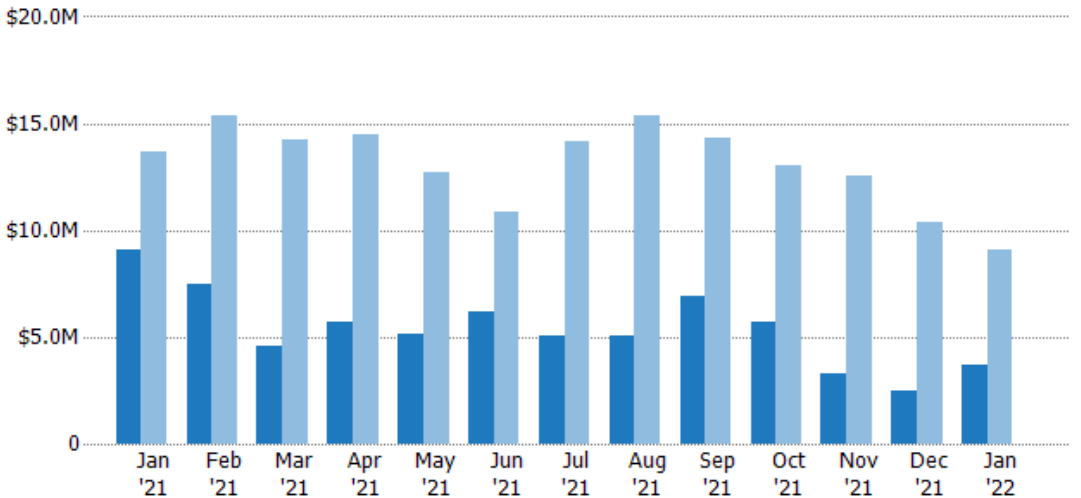
Month/Year	Count	% Chg.
Jan '22	6	-68.4%
Jan '21	19	-44.1%
Jan '20	34	-8.8%

Active Listing Volume

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single
 Family



Month/Year	Volume	% Chg.
Jan '22	\$3.67M	-59.7%
Jan '21	\$9.09M	-33.7%
Jan '20	\$13.7M	-6.8%

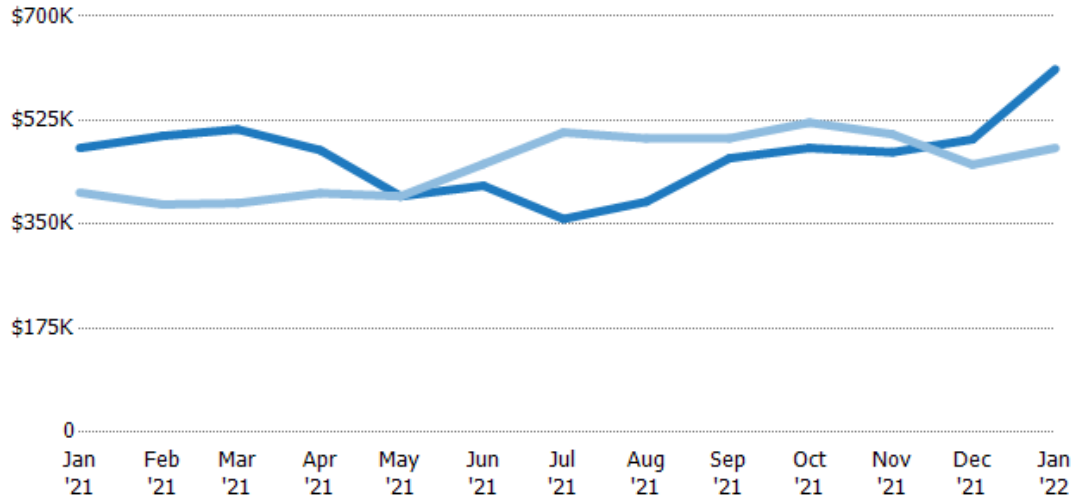
Average Listing Price

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family

Month/Year	Price	% Chg.
Jan '22	\$611K	27.7%
Jan '21	\$478K	18.6%
Jan '20	\$403K	2.2%



Current Year	\$478K	\$499K	\$510K	\$475K	\$397K	\$415K	\$359K	\$388K	\$461K	\$478K	\$471K	\$493K	\$611K
Prior Year	\$403K	\$383K	\$385K	\$402K	\$397K	\$451K	\$505K	\$494K	\$495K	\$521K	\$502K	\$450K	\$478K
Percent Change from Prior Year	19%	30%	32%	18%	0	-8%	-29%	-22%	-7%	-8%	-6%	9%	28%

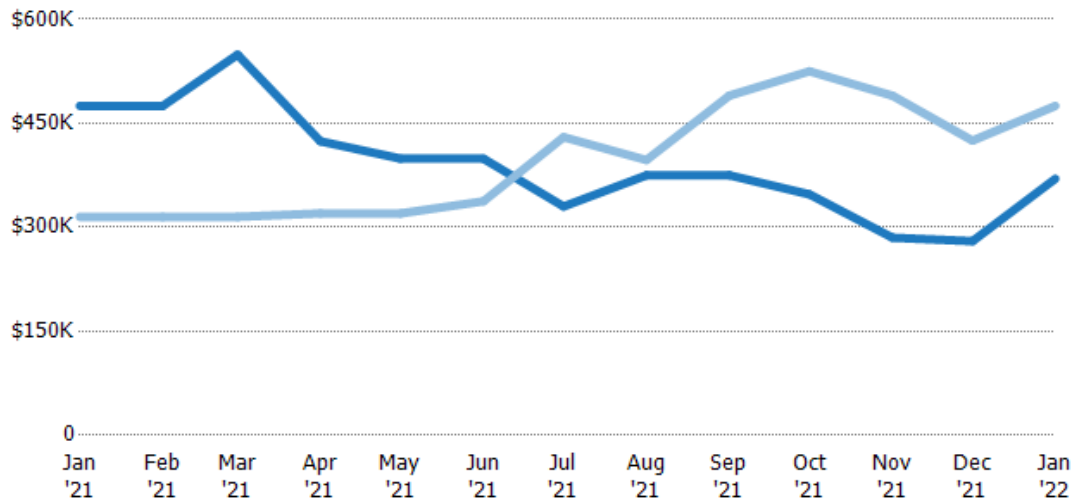
Median Listing Price

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family

Month/Year	Price	% Chg.
Jan '22	\$370K	-22.1%
Jan '21	\$475K	50.8%
Jan '20	\$315K	4.7%



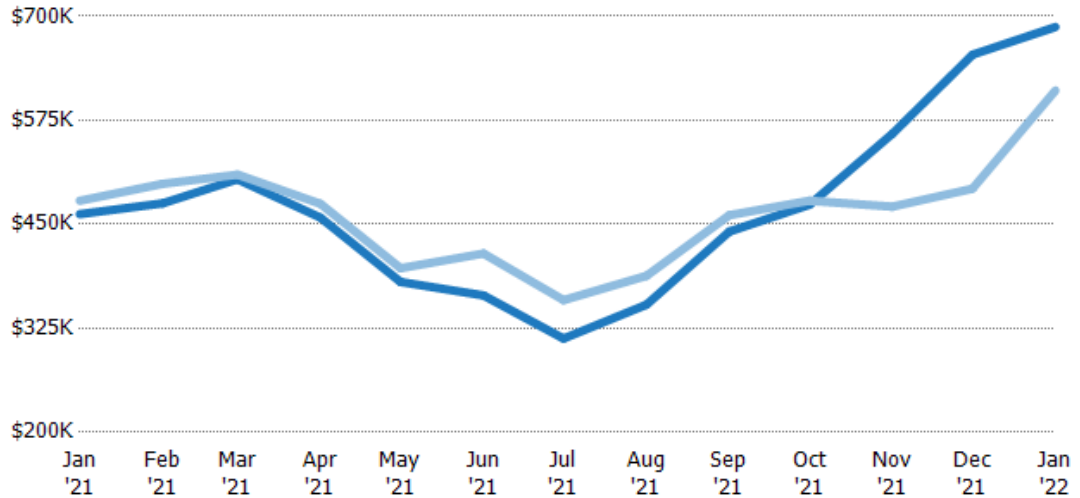
Current Year	\$475K	\$475K	\$549K	\$424K	\$399K	\$399K	\$330K	\$375K	\$375K	\$348K	\$285K	\$280K	\$370K
Prior Year	\$315K	\$315K	\$315K	\$320K	\$320K	\$338K	\$430K	\$397K	\$490K	\$525K	\$490K	\$425K	\$475K
Percent Change from Prior Year	51%	51%	74%	33%	25%	18%	-23%	-6%	-23%	-34%	-42%	-34%	-22%

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: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family



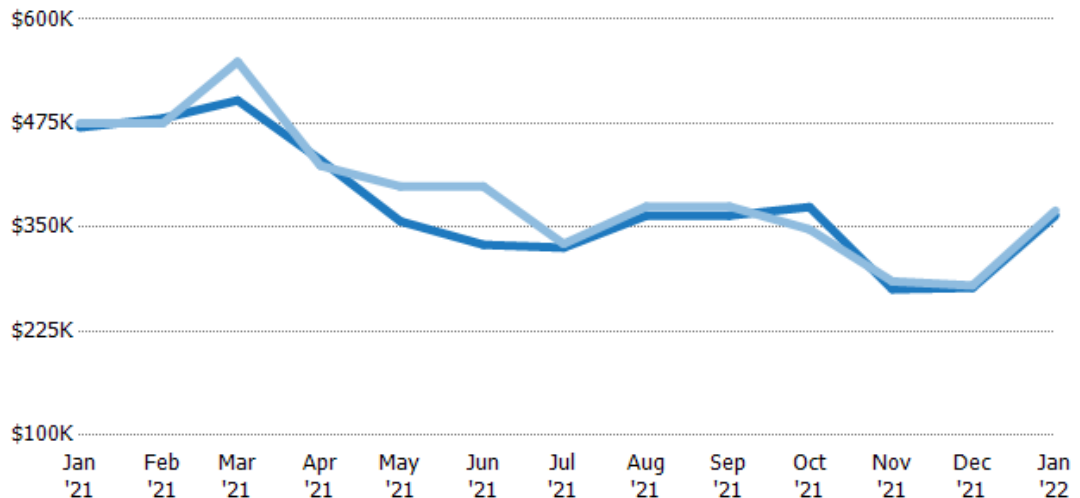
	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Avg Est Value	\$462K	\$475K	\$504K	\$458K	\$381K	\$365K	\$313K	\$353K	\$441K	\$473K	\$559K	\$654K	\$687K
Avg Listing Price	\$478K	\$499K	\$510K	\$475K	\$397K	\$415K	\$359K	\$388K	\$461K	\$478K	\$471K	\$493K	\$611K
Avg Listing Price as a % of Avg Est Value	103%	105%	101%	104%	104%	114%	115%	110%	104%	101%	84%	75%	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: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family



	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Median Est Value	\$470K	\$481K	\$502K	\$431K	\$357K	\$329K	\$325K	\$364K	\$364K	\$374K	\$275K	\$277K	\$364K
Median Listing Price	\$475K	\$475K	\$549K	\$424K	\$399K	\$399K	\$330K	\$375K	\$375K	\$348K	\$285K	\$280K	\$370K
Med Listing Price as a % of Med Est Value	101%	99%	109%	98%	112%	121%	101%	103%	103%	93%	103%	101%	102%

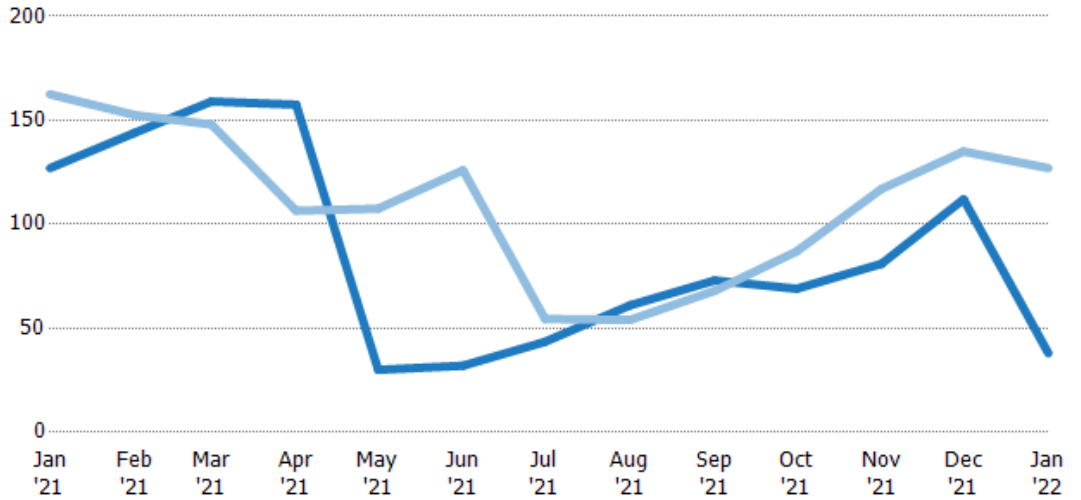
Median Days in RPR

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: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family

Month/Year	Days	% Chg.
Jan '22	38	-70.1%
Jan '21	127	-21.8%
Jan '20	163	17.5%



	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Current Year	127	144	159	158	30	32	43.5	61	73	69	81	112	38
Prior Year	163	153	148	107	108	126	54.5	54	68	87	117	135	127
Percent Change from Prior Year	-22%	-6%	7%	48%	-72%	-75%	-20%	13%	7%	-21%	-31%	-17%	-70%

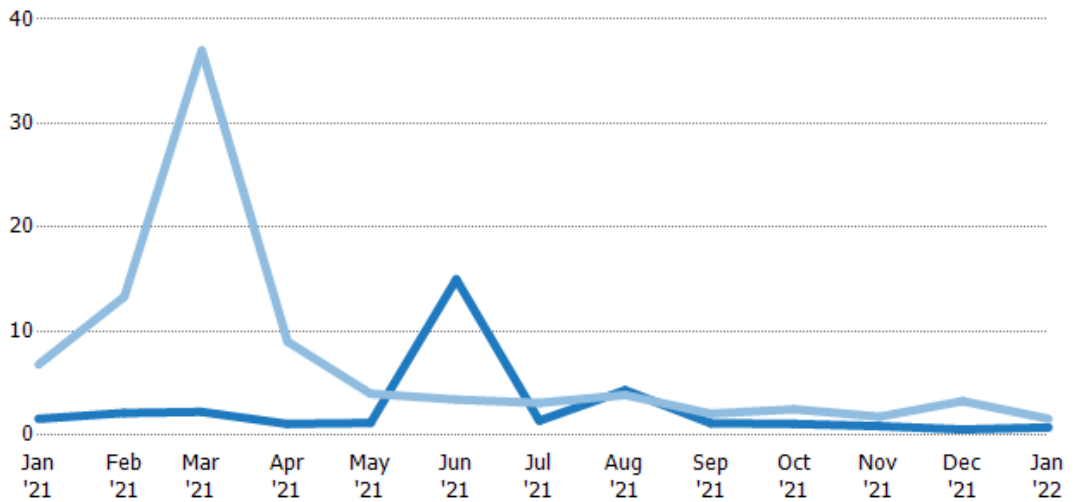
Months of Inventory

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family

Month/Year	Months	% Chg.
Jan '22	0	-52.6%
Jan '21	1.58	-76.7%
Jan '20	6.8	-58.6%



	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Current Year	1.58	2.14	2.25	1.09	1.18	15	1.4	4.33	1.15	1.09	0	0	0
Prior Year	6.8	13.3	37	9	4	3.43	3.11	3.88	2.07	2.5	1.79	3.29	1.58
Percent Change from Prior Year	-77%	-84%	-94%	-88%	-70%	338%	-55%	12%	-44%	-56%	-51%	-83%	-53%

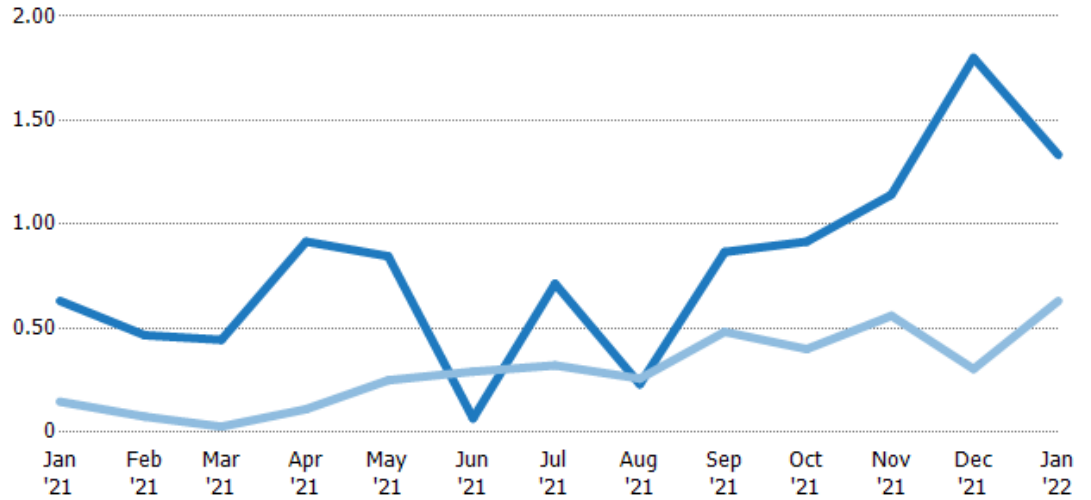
Absorption Rate

The percentage of inventory sold per month.

Filters Used

ZIP: Middlebury, VT 05753
Property Type: Condo/Townhouse/Apt., Single Family

Month/Year	Rate	Chg.
Jan '22	133%	-70.2%
Jan '21	63%	-48.5%
Jan '20	15%	141.4%



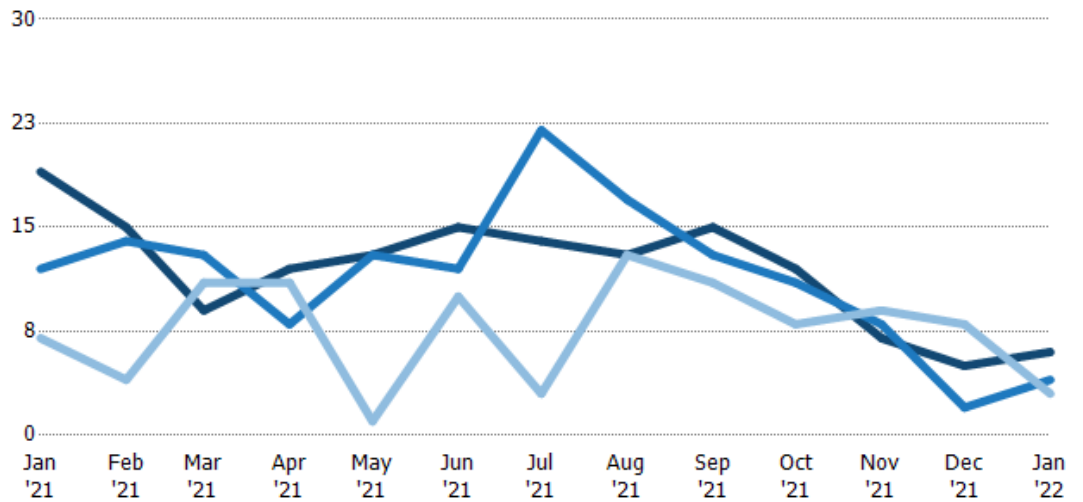
Current Year	63%	47%	44%	92%	85%	7%	71%	23%	87%	92%	114%	180%	133%
Prior Year	15%	8%	3%	11%	25%	29%	32%	26%	48%	40%	56%	30%	63%
Change from Prior Year	-48%	-39%	-42%	-81%	-60%	23%	-39%	3%	-38%	-52%	-58%	-150%	-70%

Active/Pending/Sold Units

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

Filters Used

ZIP: Middlebury, VT 05753
Property Type: Condo/Townhouse/Apt., Single Family



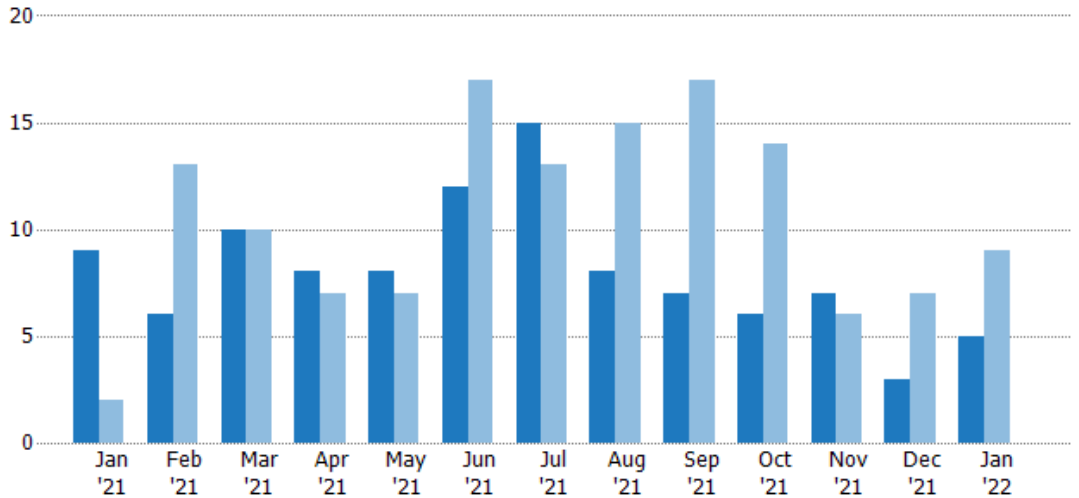
Active	19	15	9	12	13	15	14	13	15	12	7	5	6
Pending	12	14	13	8	13	12	22	17	13	11	8	2	4
Sold	7	4	11	11	1	10	3	13	11	8	9	8	3

New Pending Sales

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family



Month/Year	Count	% Chg.
Jan '22	5	-44.4%
Jan '21	9	350%
Jan '20	2	400%

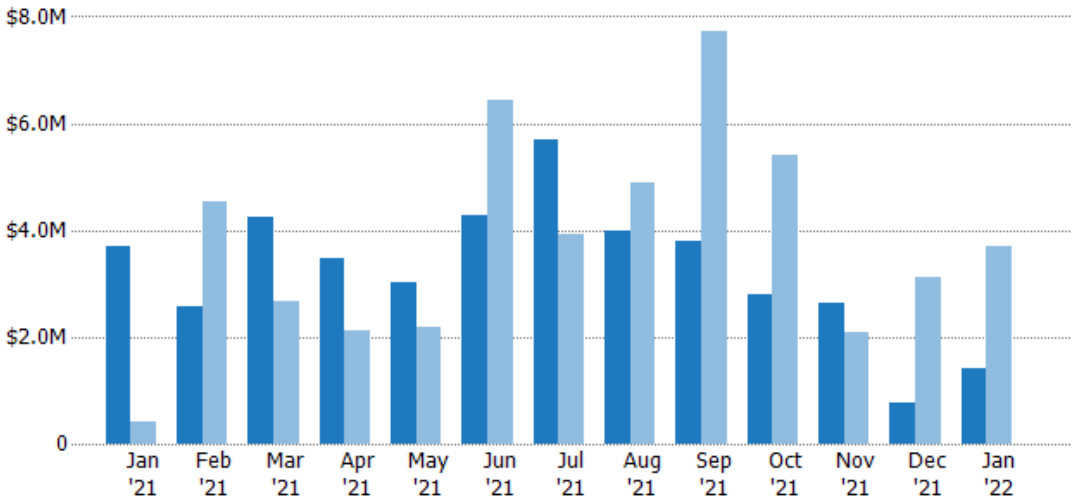
	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Current Year	9	6	10	8	8	12	15	8	7	6	7	3	5
Prior Year	2	13	10	7	7	17	13	15	17	14	6	7	9
Percent Change from Prior Year	350%	-54%	0%	14%	14%	-29%	15%	-47%	-59%	-57%	17%	-57%	-44%

New Pending Sales Volume

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family



Month/Year	Volume	% Chg.
Jan '22	\$1.42M	-61.7%
Jan '21	\$3.69M	790.5%
Jan '20	\$415K	683.9%

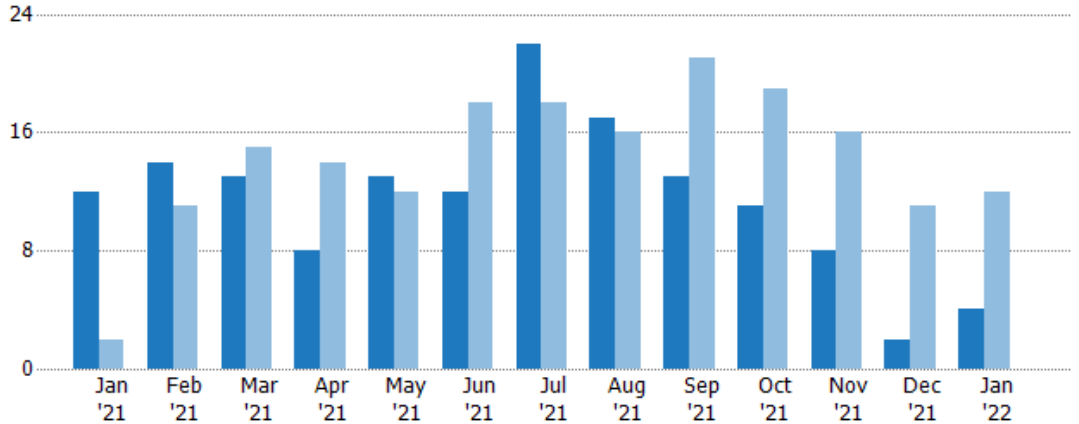
	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Current Year	\$3.69M	\$2.58M	\$4.25M	\$3.48M	\$3.01M	\$4.28M	\$5.71M	\$3.98M	\$3.79M	\$2.8M	\$2.65M	\$779K	\$1.42M
Prior Year	\$415K	\$4.53M	\$2.68M	\$2.12M	\$2.19M	\$6.42M	\$3.93M	\$4.87M	\$7.73M	\$5.41M	\$2.1M	\$3.12M	\$3.69M
Percent Change from Prior Year	791%	-43%	59%	64%	38%	-33%	45%	-18%	-51%	-48%	26%	-75%	-62%

Pending Sales

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family



Month/Year	Count	% Chg.
Jan '22	4	-66.7%
Jan '21	12	500%
Jan '20	2	350%

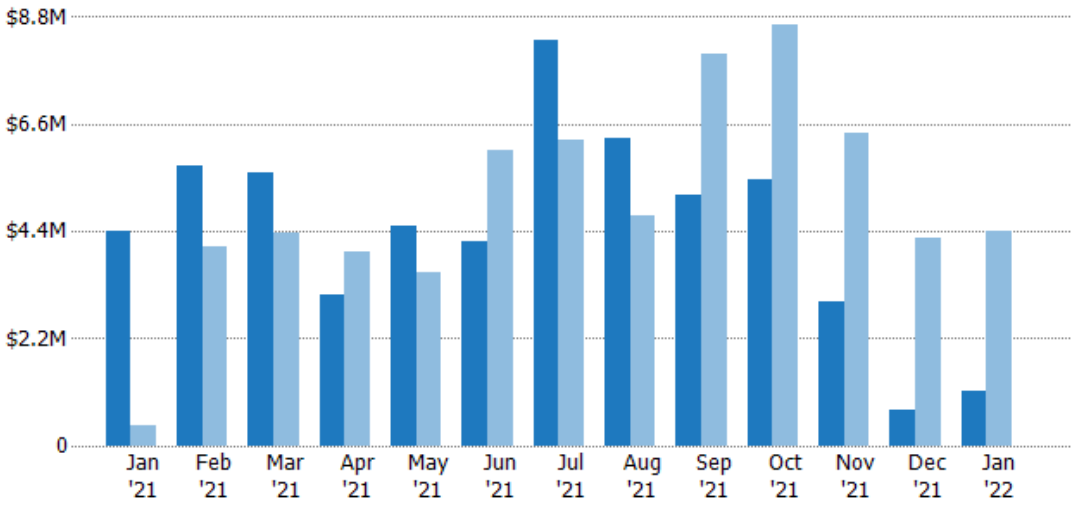
	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Current Year	12	14	13	8	13	12	22	17	13	11	8	2	4
Prior Year	2	11	15	14	12	18	18	16	21	19	16	11	12
Percent Change from Prior Year	500%	27%	-13%	-43%	8%	-33%	22%	6%	-38%	-42%	-50%	-82%	-67%

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: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family



Month/Year	Volume	% Chg.
Jan '22	\$1.14M	-74.1%
Jan '21	\$4.4M	961.7%
Jan '20	\$415K	507.1%

	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Current Year	\$4.4M	\$5.75M	\$5.6M	\$3.08M	\$4.52M	\$4.18M	\$8.32M	\$6.31M	\$5.16M	\$5.48M	\$2.95M	\$724K	\$1.14M
Prior Year	\$415K	\$4.08M	\$4.37M	\$3.99M	\$3.56M	\$6.05M	\$6.29M	\$4.72M	\$8.05M	\$8.65M	\$6.4M	\$4.25M	\$4.4M
Percent Change from Prior Year	962%	41%	28%	-23%	27%	-31%	32%	34%	-36%	-37%	-54%	-83%	-74%

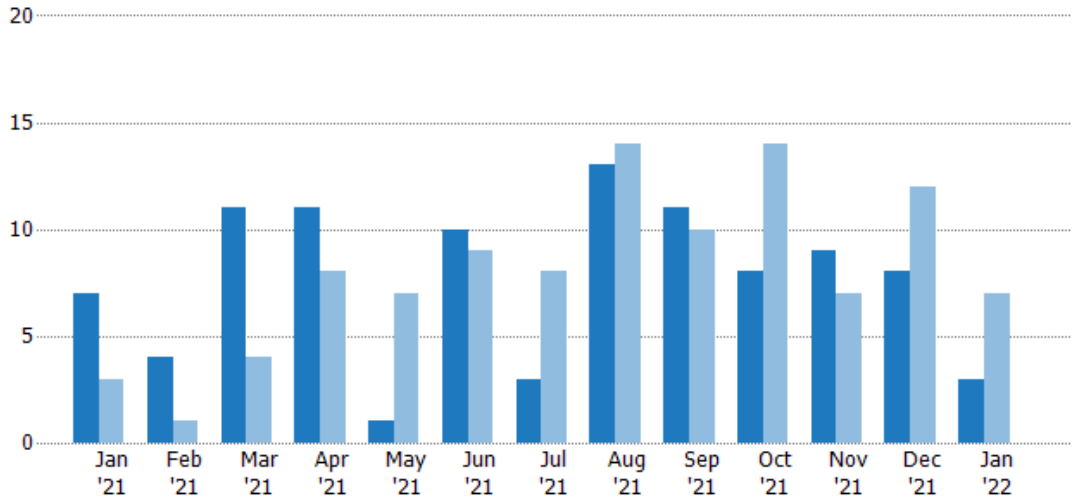
Closed Sales

The total number of residential properties sold each month.

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family

Month/Year	Count	% Chg.
Jan '22	3	-57.1%
Jan '21	7	133.3%
Jan '20	3	66.7%



	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Current Year	7	4	11	11	1	10	3	13	11	8	9	8	3
Prior Year	3	1	4	8	7	9	8	14	10	14	7	12	7
Percent Change from Prior Year	133%	300%	175%	38%	-86%	11%	-63%	-7%	10%	-43%	29%	-33%	-57%

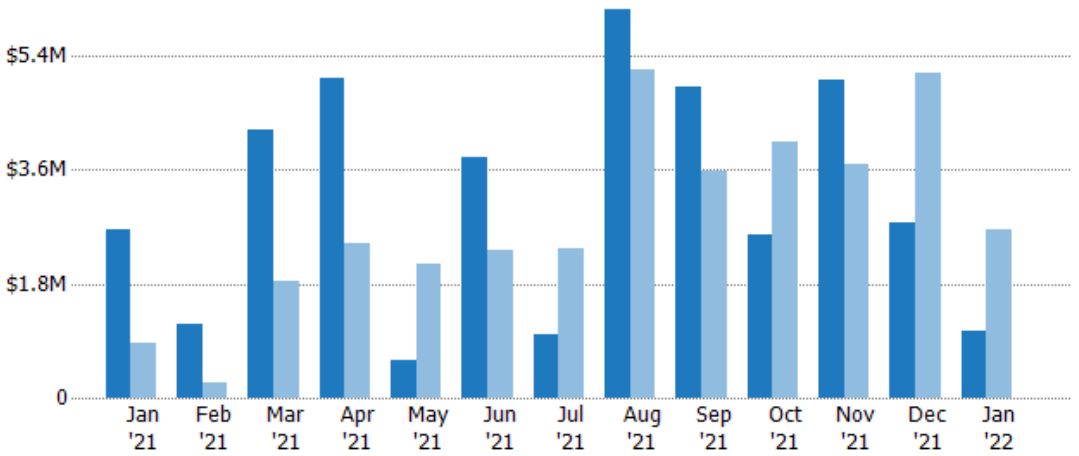
Closed Sales Volume

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family

Month/Year	Volume	% Chg.
Jan '22	\$1.06M	-60.2%
Jan '21	\$2.65M	209.1%
Jan '20	\$858K	182.1%



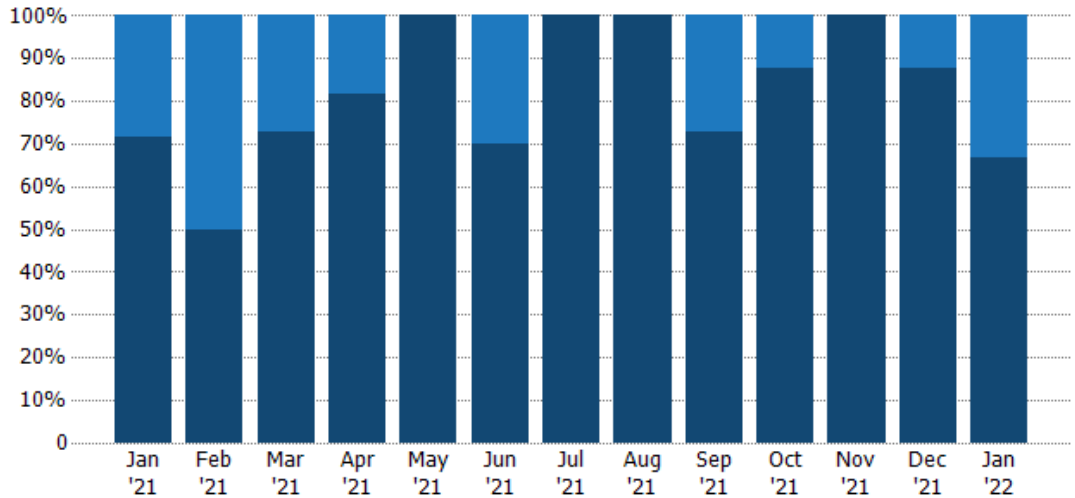
	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Current Year	\$2.65M	\$1.15M	\$4.23M	\$5.03M	\$583K	\$3.8M	\$987K	\$6.14M	\$4.9M	\$2.56M	\$5.01M	\$2.77M	\$1.06M
Prior Year	\$858K	\$240K	\$1.84M	\$2.44M	\$2.11M	\$2.33M	\$2.35M	\$5.18M	\$3.59M	\$4.05M	\$3.68M	\$5.12M	\$2.65M
Percent Change from Prior Year	209%	379%	130%	106%	-72%	63%	-58%	19%	36%	-37%	36%	-46%	-60%

Closed Sales by Property Type

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family



Property Type	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Condo/Townhouse	29%	50%	27%	18%	-	30%	-	-	27%	13%	-	13%	33%
Single Family Residence	71%	50%	73%	82%	100%	70%	100%	100%	73%	88%	100%	88%	67%

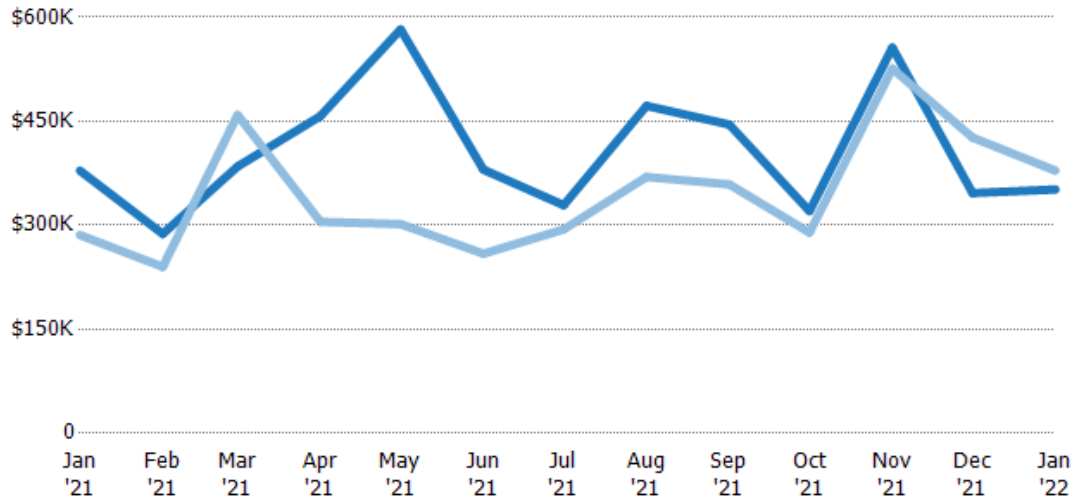
Average Sales Price

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single Family

Month/Year	Price	% Chg.
Jan '22	\$352K	-7.2%
Jan '21	\$379K	32.5%
Jan '20	\$286K	69.3%



Property Type	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Current Year	\$379K	\$288K	\$385K	\$458K	\$583K	\$380K	\$329K	\$472K	\$445K	\$321K	\$556K	\$346K	\$352K
Prior Year	\$286K	\$240K	\$459K	\$305K	\$302K	\$259K	\$294K	\$370K	\$359K	\$290K	\$526K	\$427K	\$379K
Percent Change from Prior Year	32%	20%	-16%	50%	93%	47%	12%	28%	24%	11%	6%	-19%	-7%

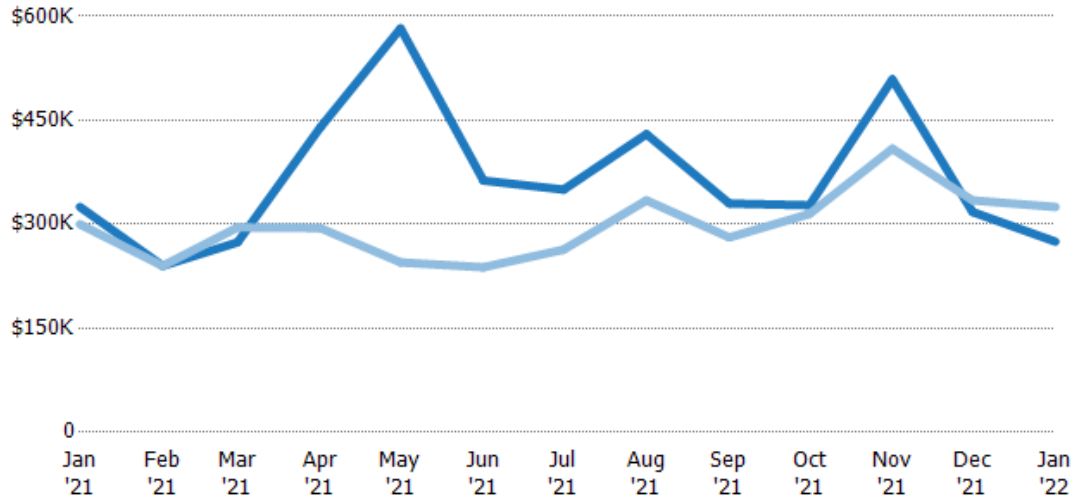
Median Sales Price

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

Filters Used

ZIP: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single
 Family

Month/ Year	Price	% Chg.
Jan '22	\$275K	-15.4%
Jan '21	\$325K	8.3%
Jan '20	\$300K	80%



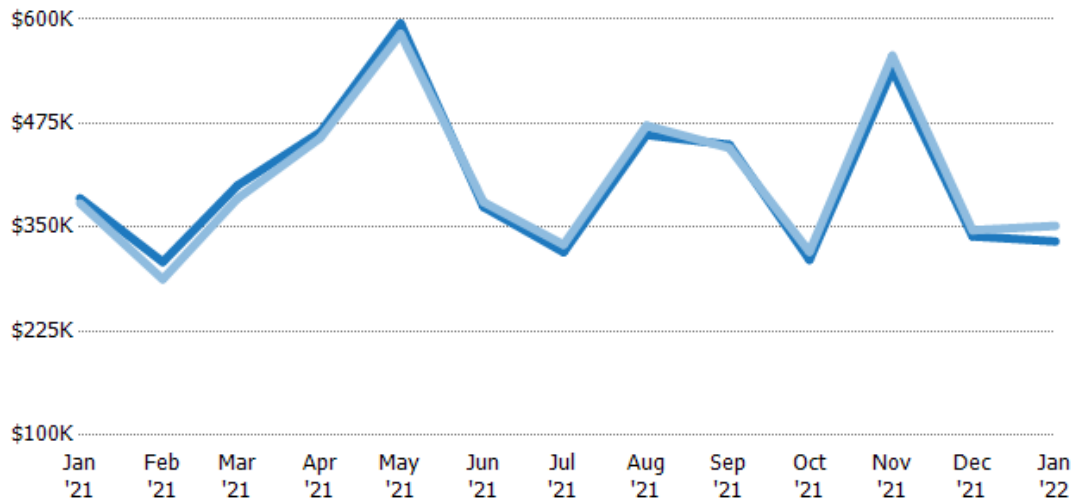
Current Year	\$325K	\$240K	\$274K	\$440K	\$583K	\$363K	\$350K	\$430K	\$330K	\$328K	\$509K	\$318K	\$275K
Prior Year	\$300K	\$240K	\$296K	\$295K	\$245K	\$238K	\$263K	\$335K	\$281K	\$315K	\$409K	\$335K	\$325K
Percent Change from Prior Year	8%	0%	-7%	49%	138%	53%	33%	29%	17%	4%	24%	-5%	-15%

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: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single
 Family



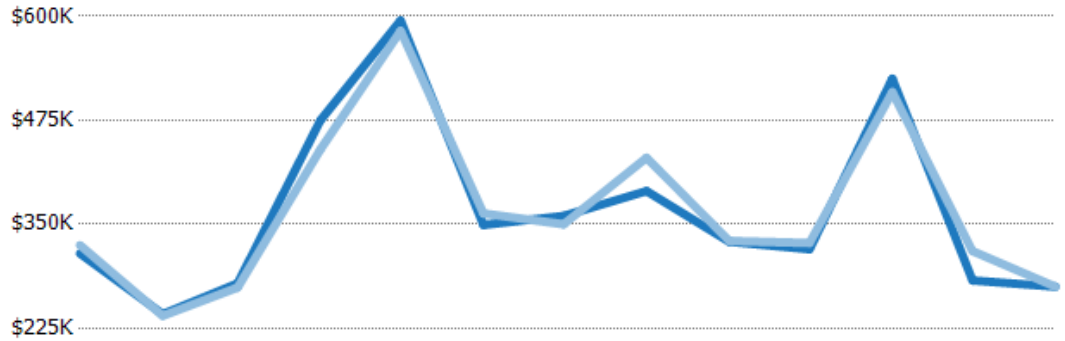
Avg List Price	\$385K	\$308K	\$400K	\$464K	\$595K	\$375K	\$320K	\$461K	\$449K	\$311K	\$539K	\$339K	\$333K
Avg Sales Price	\$379K	\$288K	\$385K	\$458K	\$583K	\$380K	\$329K	\$472K	\$445K	\$321K	\$556K	\$346K	\$352K
Avg Sales Price as a % of Avg List Price	98%	93%	96%	99%	98%	102%	103%	102%	99%	103%	103%	102%	106%

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: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single
 Family



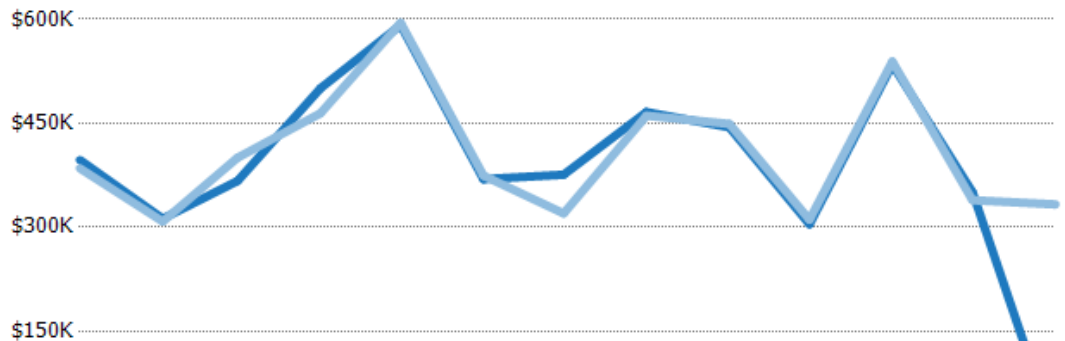
	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Median List Price	\$315K	\$242K	\$279K	\$475K	\$595K	\$349K	\$360K	\$390K	\$329K	\$320K	\$525K	\$283K	\$275K
Median Sales Price	\$325K	\$240K	\$274K	\$440K	\$583K	\$363K	\$350K	\$430K	\$330K	\$328K	\$509K	\$318K	\$275K
Med Sales Price as a % of Med List Price	103%	99%	98%	93%	98%	104%	97%	110%	100%	102%	97%	112%	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: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single
 Family



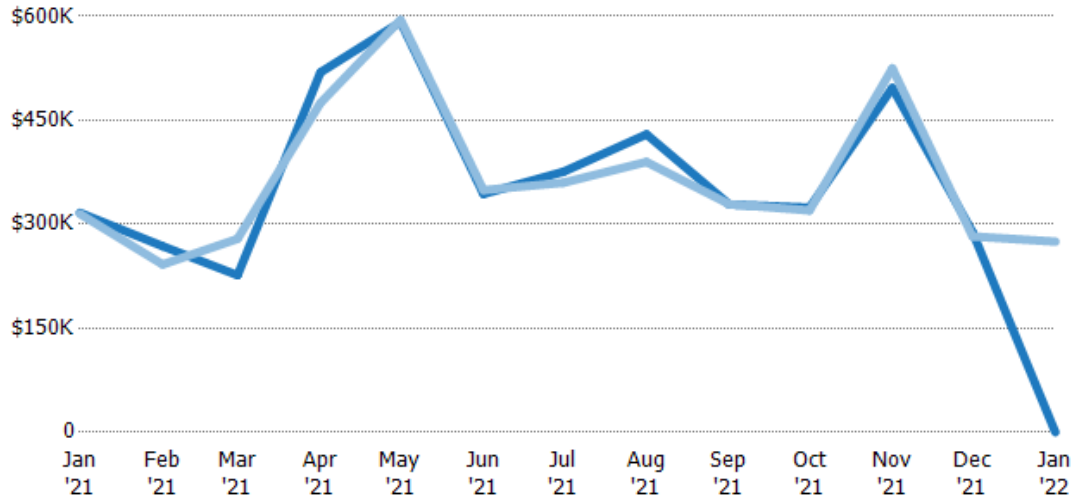
	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Avg Est Value	\$397K	\$312K	\$367K	\$500K	\$592K	\$369K	\$376K	\$466K	\$444K	\$304K	\$535K	\$350K	\$0
Avg Sales Price	\$385K	\$308K	\$400K	\$464K	\$595K	\$375K	\$320K	\$461K	\$449K	\$311K	\$539K	\$339K	\$333K
Avg Sales Price as a % of Avg Est Value	97%	99%	109%	93%	101%	101%	85%	99%	101%	102%	101%	97%	100%

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: Middlebury, VT 05753
 Property Type:
 Condo/Townhouse/Apt., Single
 Family



	Jan '21	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22
Median Est Value	\$317K	\$268K	\$226K	\$519K	\$592K	\$344K	\$376K	\$430K	\$329K	\$324K	\$497K	\$289K	\$0
Median Sales Price	\$315K	\$242K	\$279K	\$475K	\$595K	\$349K	\$360K	\$390K	\$329K	\$320K	\$525K	\$283K	\$275K
Med Sales Price as a % of Med Est Value	99%	90%	123%	92%	101%	102%	96%	91%	100%	99%	106%	98%	100%