

## 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	Feb 2022	Feb 2021	+ / -	YTD 2022	YTD 2021	+ / -
<b>Listing Activity Charts Metrics</b>						
New Listing Count	10	3	+233.3%	13	8	+62.5%
New Listing Volume	\$3,248,800	\$768,900	+322.5%	\$3,745,700	\$1,846,900	+102.8%
Active Listing Count	7	18	-61.1%	N/A	N/A	
Active Listing Volume	\$2,959,900	\$6,728,997	-56%	N/A	N/A	
Average Listing Price	\$422,843	\$373,833	+13.1%	\$424,646	\$360,613	+17.8%
Median Listing Price	\$299,000	\$323,000	-7.4%	\$296,692	\$304,692	-2.6%
Median Days in RPR	6	207	-97.1%	112.71	180.57	-37.6%
Months of Inventory	1.2	3.6	-67.6%	1.9	3.5	-47.6%
Absorption Rate	85.71%	27.78%	+57.9%	53.85%	28.21%	+25.6%
<b>Sales Activity Charts Metrics</b>						
New Pending Sales Count	—	5	—	2	14	-85.7%
New Pending Sales Volume	—	\$1,184,800	—	\$429,000	\$2,909,395	-85.3%
Pending Sales Count	2	13	-84.6%	N/A	N/A	
Pending Sales Volume	\$429,000	\$2,475,500	-82.7%	N/A	N/A	
Closed Sales Count	1	2	-50%	7	7	+—
Closed Sales Volume	\$137,000	\$425,000	-67.8%	\$1,308,000	\$1,162,000	+12.6%
Average Sales Price	\$137,000	\$212,500	-35.5%	\$186,857	\$166,000	+12.6%
Median Sales Price	\$137,000	\$212,500	-35.5%	\$157,143	\$128,571	+22.2%

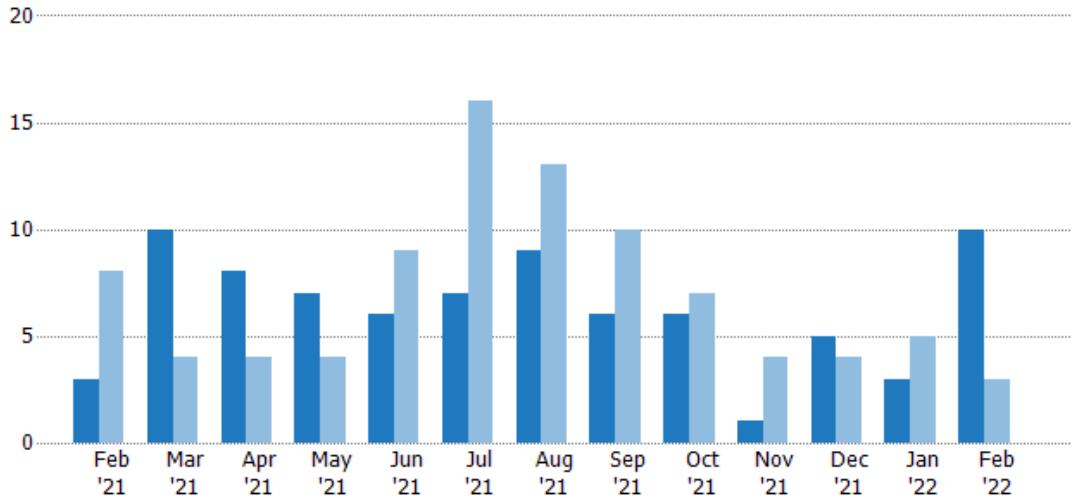
## New Listings

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

Month/ Year	Count	% Chg.
Feb '22	10	233.3%
Feb '21	3	-62.5%
Feb '20	8	-50%



Current Year	3	10	8	7	6	7	9	6	6	1	5	3	10
Prior Year	8	4	4	4	9	16	13	10	7	4	4	5	3
Percent Change from Prior Year	-63%	150%	100%	75%	-33%	-56%	-31%	-40%	-14%	-75%	25%	-40%	233%

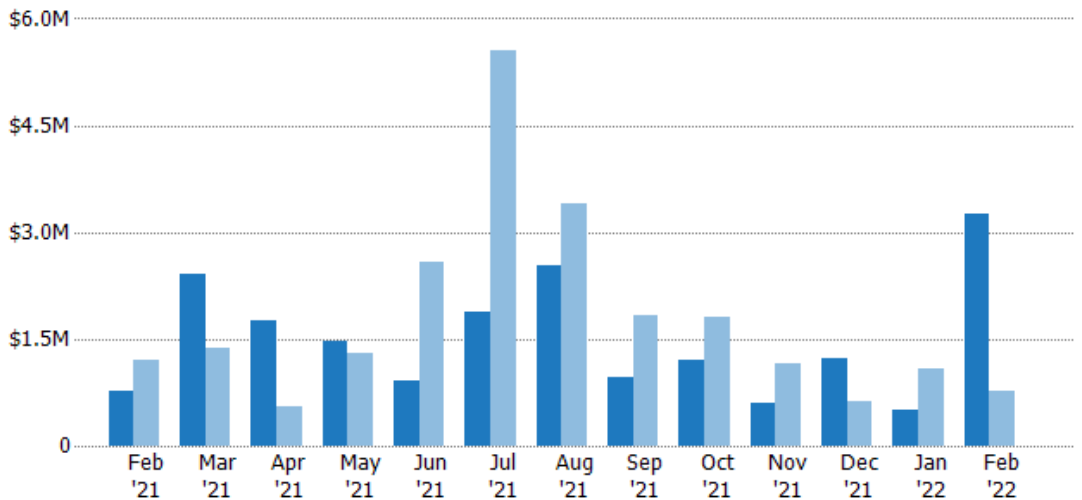
## New Listing Volume

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

Month/ Year	Volume	% Chg.
Feb '22	\$3.25M	322.5%
Feb '21	\$769K	-36.5%
Feb '20	\$1.21M	-37%



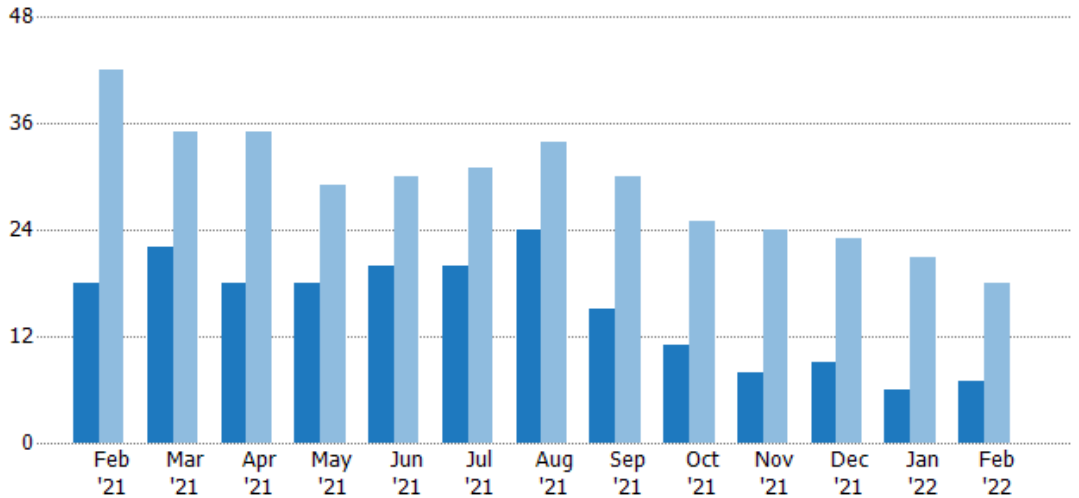
Current Year	\$769K	\$2.42M	\$1.76M	\$1.46M	\$922K	\$1.89M	\$2.54M	\$964K	\$1.21M	\$610K	\$1.24M	\$497K	\$3.25M
Prior Year	\$1.21M	\$1.38M	\$556K	\$1.31M	\$2.57M	\$5.56M	\$3.39M	\$1.83M	\$1.8M	\$1.15M	\$626K	\$1.08M	\$769K
Percent Change from Prior Year	-37%	76%	217%	12%	-64%	-66%	-25%	-47%	-33%	-47%	97%	-54%	323%

## 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.
Feb '22	7	-61.1%
Feb '21	18	-57.1%
Feb '20	42	-14.3%

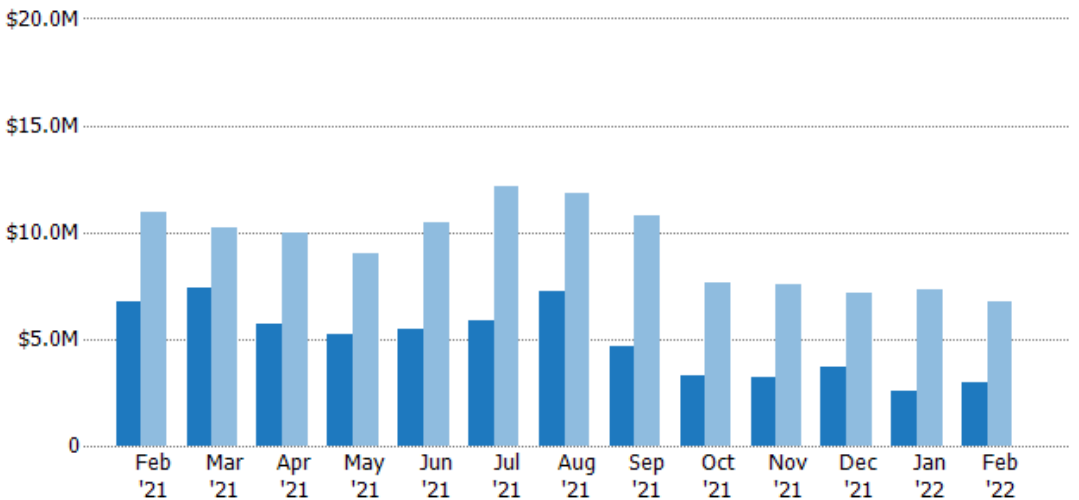
Month/Year	Count	% Chg.
Feb '22	7	-61.1%
Feb '21	18	-57.1%
Feb '20	42	-14.3%

## 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.
Feb '22	\$2.96M	-56%
Feb '21	\$6.73M	-38.3%
Feb '20	\$10.9M	-18.6%

Month/Year	Volume	% Chg.
Feb '22	\$2.96M	-56%
Feb '21	\$6.73M	-38.3%
Feb '20	\$10.9M	-18.6%

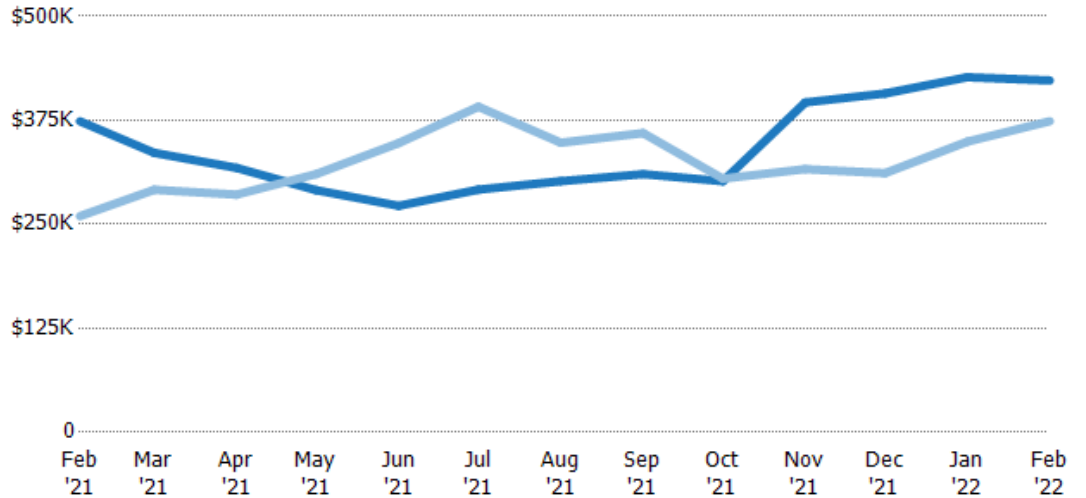
## Average Listing Price

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.
Feb '22	\$423K	13.1%
Feb '21	\$374K	43.9%
Feb '20	\$260K	-5.1%



Current Year	\$374K	\$336K	\$318K	\$291K	\$272K	\$292K	\$302K	\$310K	\$302K	\$396K	\$407K	\$427K	\$423K
Prior Year	\$260K	\$291K	\$286K	\$310K	\$348K	\$391K	\$348K	\$360K	\$305K	\$316K	\$311K	\$349K	\$374K
Percent Change from Prior Year	44%	15%	11%	-6%	-22%	-25%	-13%	-14%	-1%	25%	31%	22%	13%

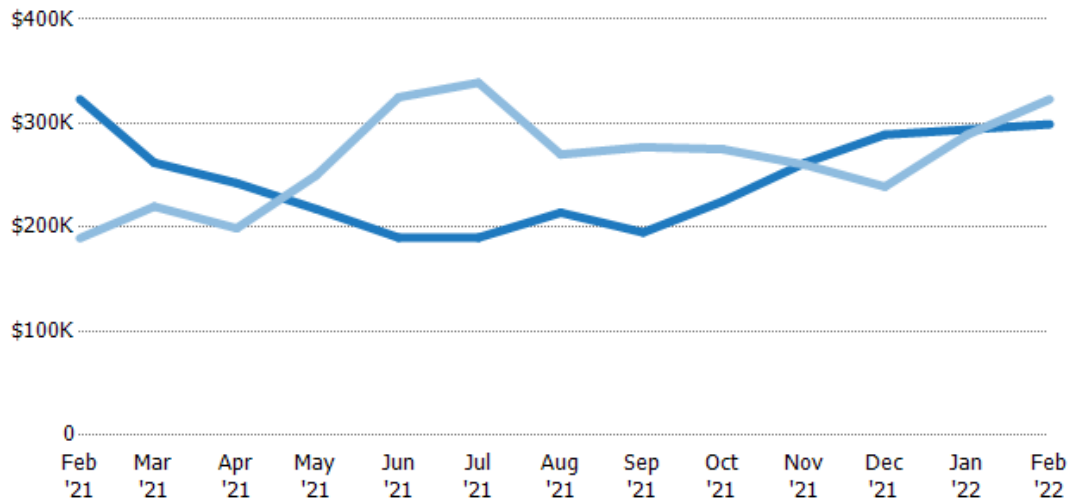
## Median Listing Price

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.
Feb '22	\$299K	-7.4%
Feb '21	\$323K	70.4%
Feb '20	\$190K	-37.2%



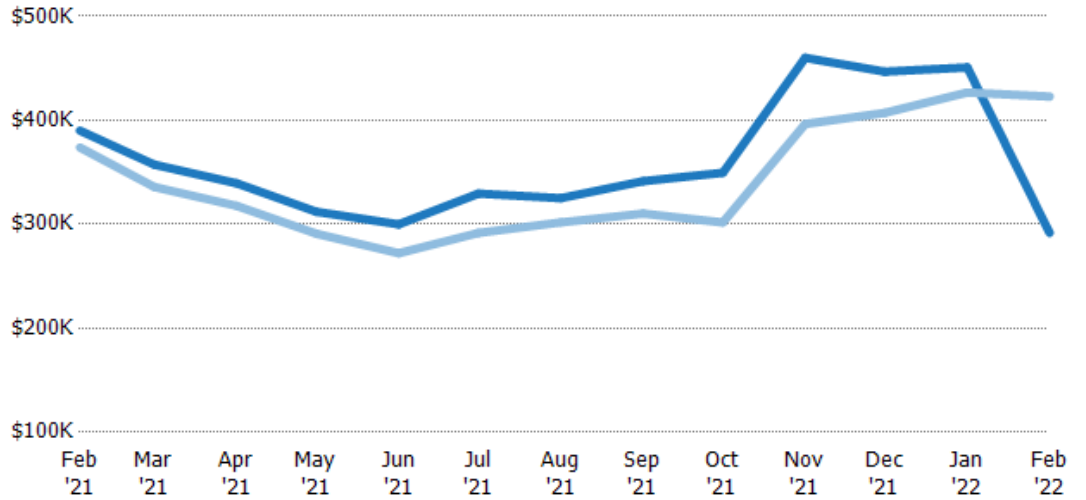
Current Year	\$323K	\$262K	\$243K	\$218K	\$190K	\$190K	\$214K	\$195K	\$225K	\$262K	\$289K	\$294K	\$299K
Prior Year	\$190K	\$220K	\$199K	\$250K	\$325K	\$339K	\$270K	\$277K	\$275K	\$260K	\$239K	\$289K	\$323K
Percent Change from Prior Year	70%	19%	22%	-13%	-42%	-44%	-21%	-30%	-18%	1%	21%	2%	-7%

## 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



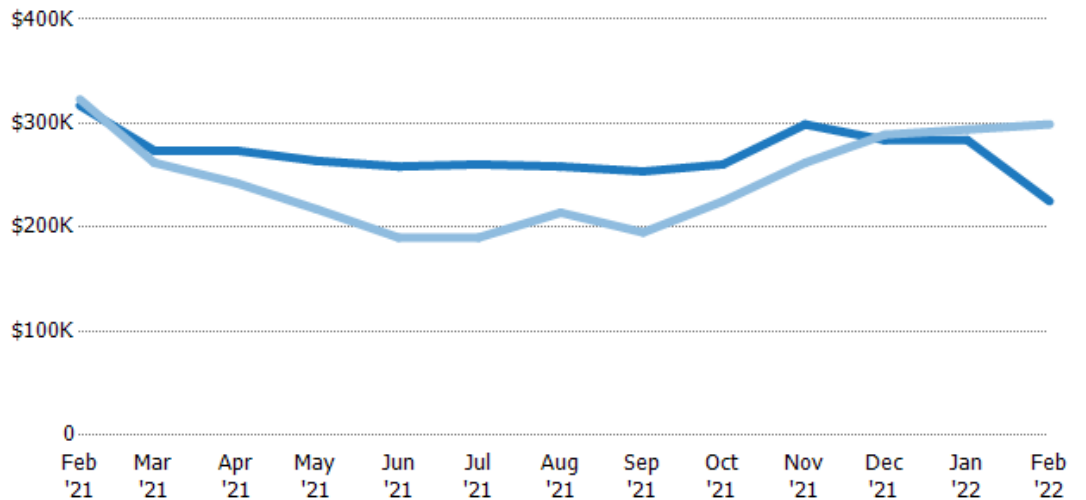
	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22	Feb '22
Avg Est Value	\$390K	\$357K	\$339K	\$312K	\$300K	\$330K	\$325K	\$341K	\$350K	\$460K	\$447K	\$451K	\$292K
Avg Listing Price	\$374K	\$336K	\$318K	\$291K	\$272K	\$292K	\$302K	\$310K	\$302K	\$396K	\$407K	\$427K	\$423K
Avg Listing Price as a % of Avg Est Value	96%	94%	94%	93%	91%	89%	93%	91%	86%	86%	91%	95%	145%

## 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



	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22	Feb '22
Median Est Value	\$317K	\$274K	\$274K	\$264K	\$258K	\$260K	\$258K	\$254K	\$260K	\$299K	\$284K	\$284K	\$225K
Median Listing Price	\$323K	\$262K	\$243K	\$218K	\$190K	\$190K	\$214K	\$195K	\$225K	\$262K	\$289K	\$294K	\$299K
Med Listing Price as a % of Med Est Value	102%	96%	89%	82%	74%	73%	83%	77%	86%	88%	102%	104%	133%

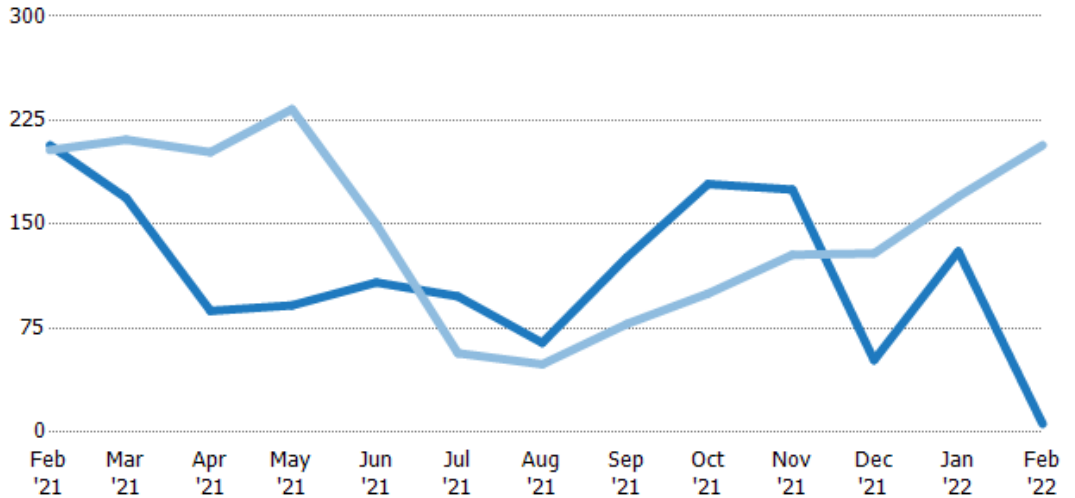
## Median Days in RPR

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

Month/ Year	Days	% Chg.
Feb '22	6	-97.1%
Feb '21	207	1.7%
Feb '20	204	-29%



Current Year	207	169	87.5	91.5	108	98	64.5	126	179	175	52	131	6
Prior Year	204	211	202	233	150	57	49	78	100	128	129	170	207
Percent Change from Prior Year	2%	-20%	-57%	-61%	-28%	72%	32%	62%	79%	37%	-60%	-23%	-97%

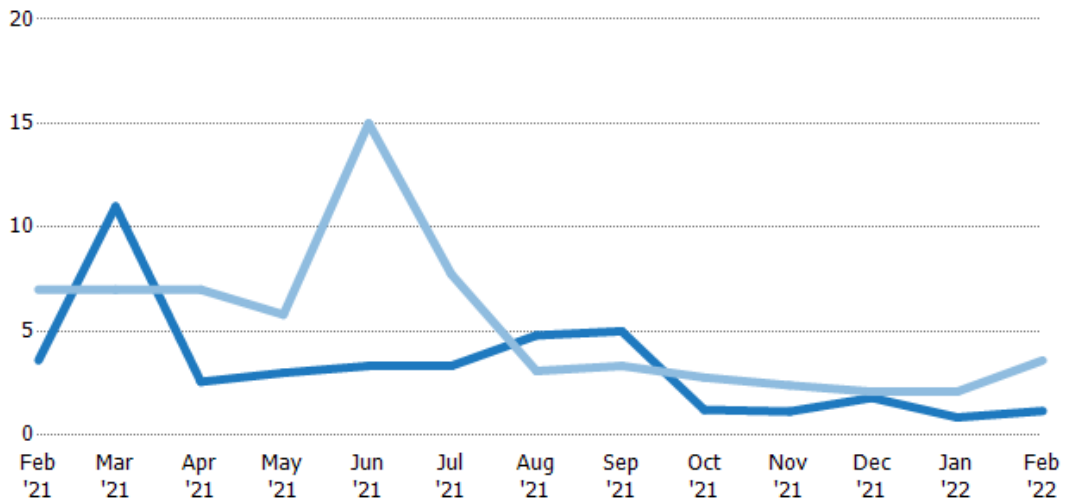
## Months of Inventory

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

### Filters Used

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

Month/ Year	Months	% Chg.
Feb '22	1.17	-67.6%
Feb '21	3.6	-48.6%
Feb '20	7	71.4%



Current Year	3.6	11	2.57	3	3.33	3.33	4.8	5	1.22	1.14	1.8	0	1.17
Prior Year	7	7	7	5.8	15	7.75	3.09	3.33	2.78	2.4	2.09	2.1	3.6
Percent Change from Prior Year	-49%	57%	-63%	-48%	-78%	-57%	55%	50%	-56%	-52%	-14%	-59%	-68%

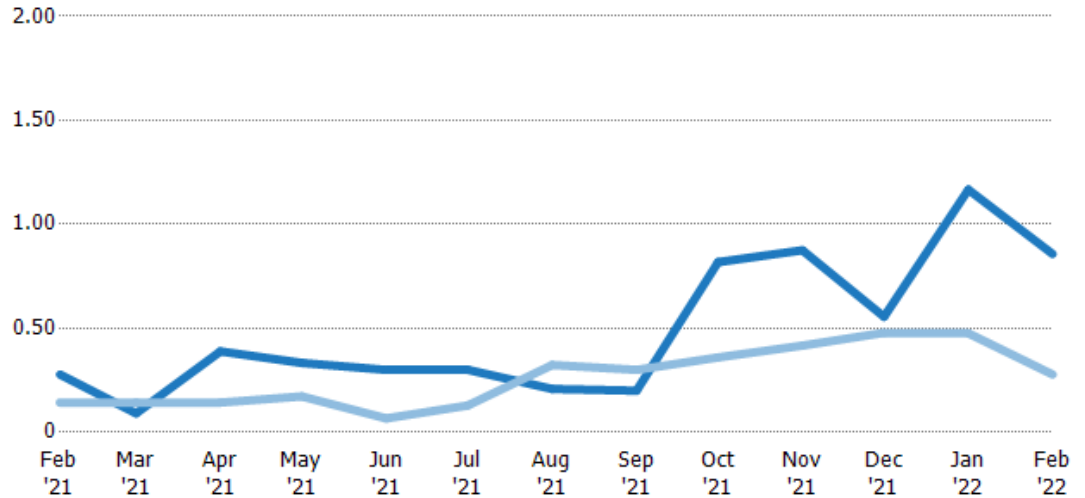
## Absorption Rate

The percentage of inventory sold per month.

### Filters Used

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

Month/ Year	Rate	Chg.
Feb '22	86%	-57.9%
Feb '21	28%	-13.5%
Feb '20	14%	-41.7%



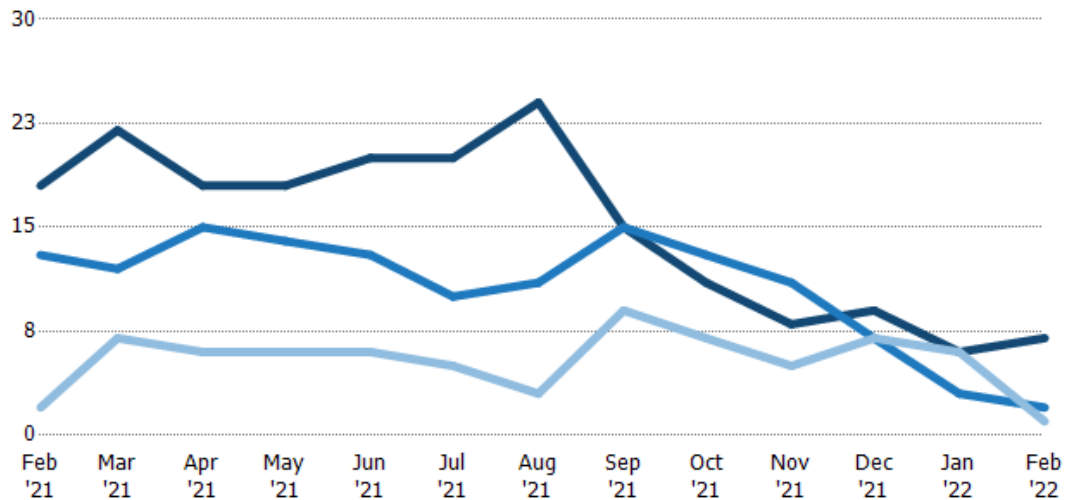
Current Year	28%	9%	39%	33%	30%	30%	21%	20%	82%	88%	56%	117%	86%
Prior Year	14%	14%	14%	17%	7%	13%	32%	30%	36%	42%	48%	48%	28%
Change from Prior Year	-13%	5%	-25%	-16%	-23%	-17%	12%	10%	-46%	-46%	-8%	-69%	-58%

## 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



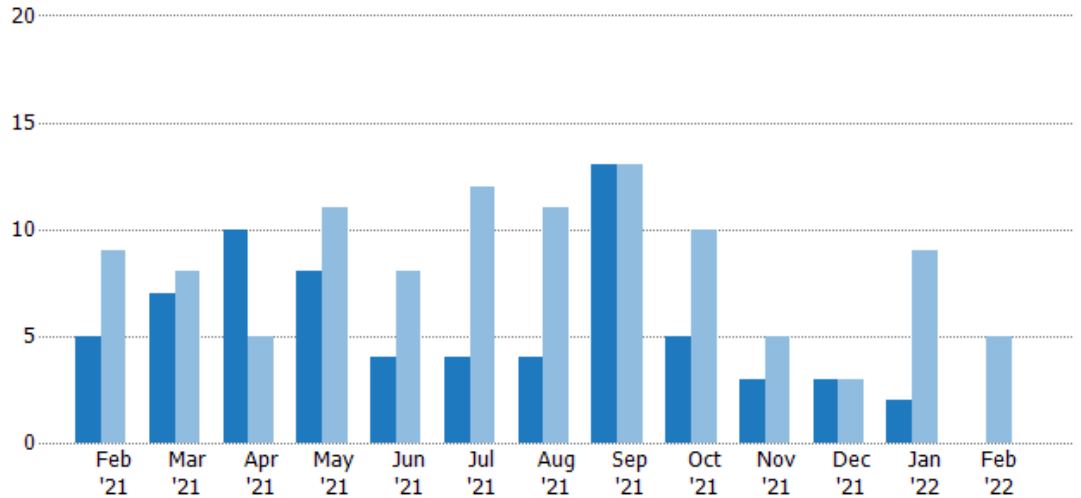
Active	18	22	18	18	20	20	24	15	11	8	9	6	7
Pending	13	12	15	14	13	10	11	15	13	11	7	3	2
Sold	2	7	6	6	6	5	3	9	7	5	7	6	1

## 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



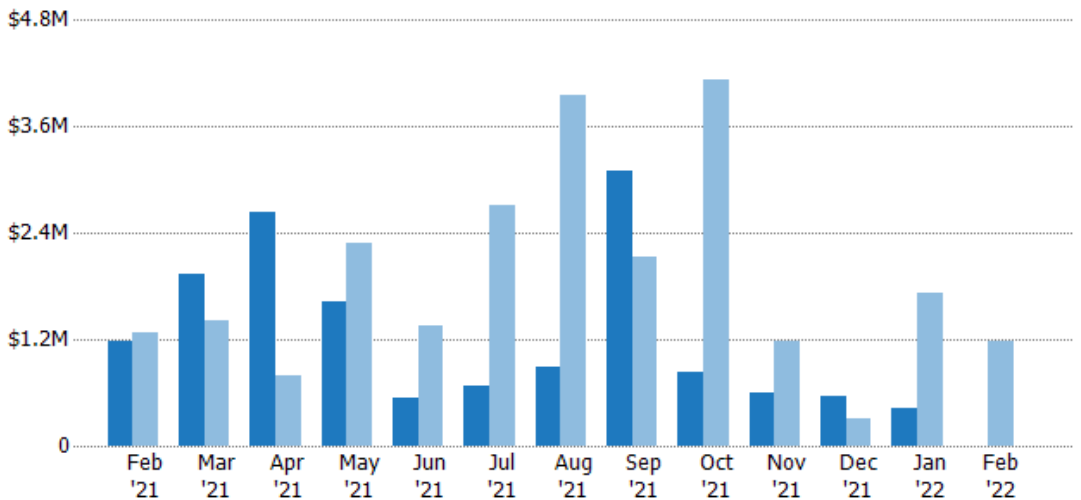
Current Year	5	7	10	8	4	4	4	13	5	3	3	2	-
Prior Year	9	8	5	11	8	12	11	13	10	5	3	9	5
Percent Change from Prior Year	-44%	-13%	100%	-27%	-50%	-67%	-64%	0%	-50%	-40%	0%	-78%	-100%

## 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



Current Year	\$1.18M	\$1.95M	\$2.63M	\$1.63M	\$545K	\$681K	\$895K	\$3.1M	\$838K	\$598K	\$558K	\$429K	-
Prior Year	\$1.27M	\$1.4M	\$791K	\$2.28M	\$1.35M	\$2.72M	\$3.95M	\$2.12M	\$4.12M	\$1.18M	\$301K	\$1.72M	\$1.18M
Percent Change from Prior Year	-7%	39%	233%	-28%	-60%	-75%	-77%	46%	-80%	-49%	85%	-75%	-100%

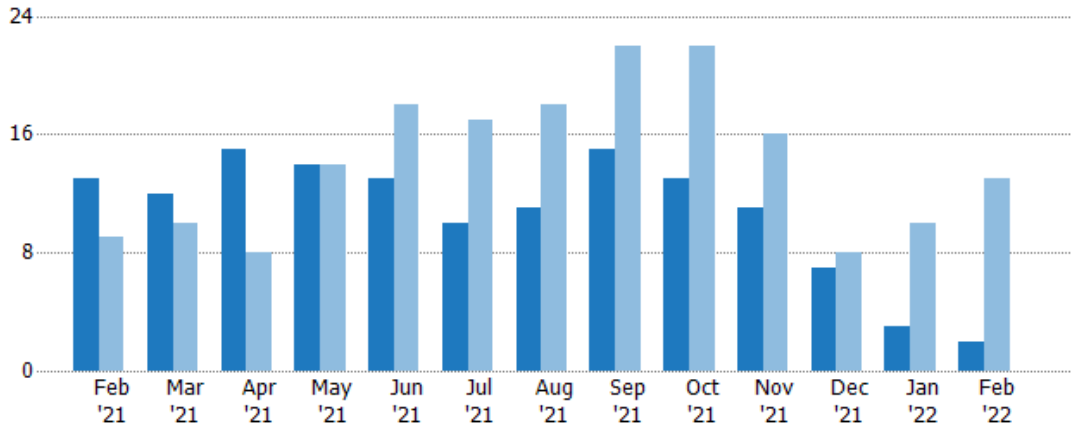


## Pending Sales

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.
Feb '22	2	-84.6%
Feb '21	13	44.4%
Feb '20	9	-55.6%

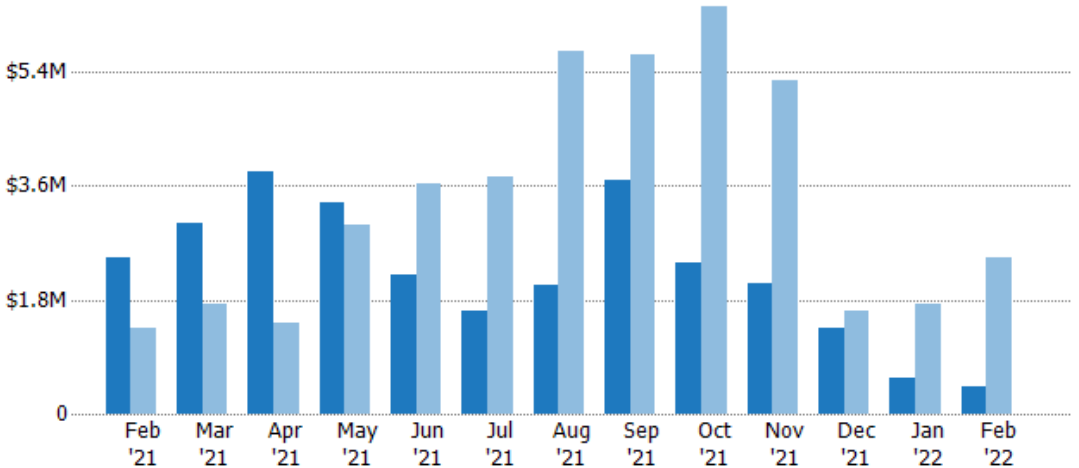
Month/Year	Count	% Chg.
Feb '22	2	-84.6%
Feb '21	13	44.4%
Feb '20	9	-55.6%

## 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.
Feb '22	\$429K	-82.7%
Feb '21	\$2.48M	81.2%
Feb '20	\$1.37M	-25.6%

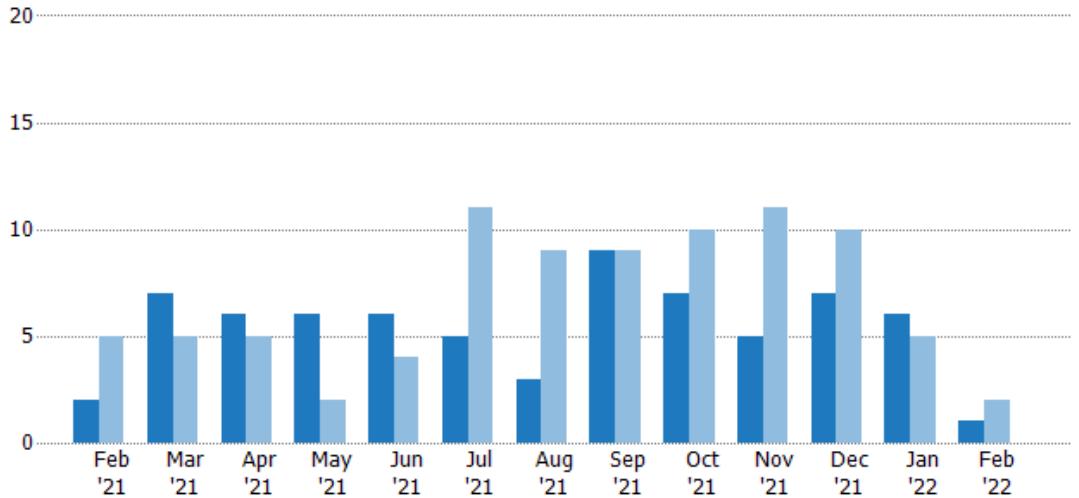
Month/Year	Volume	% Chg.
Feb '22	\$429K	-82.7%
Feb '21	\$2.48M	81.2%
Feb '20	\$1.37M	-25.6%

## 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



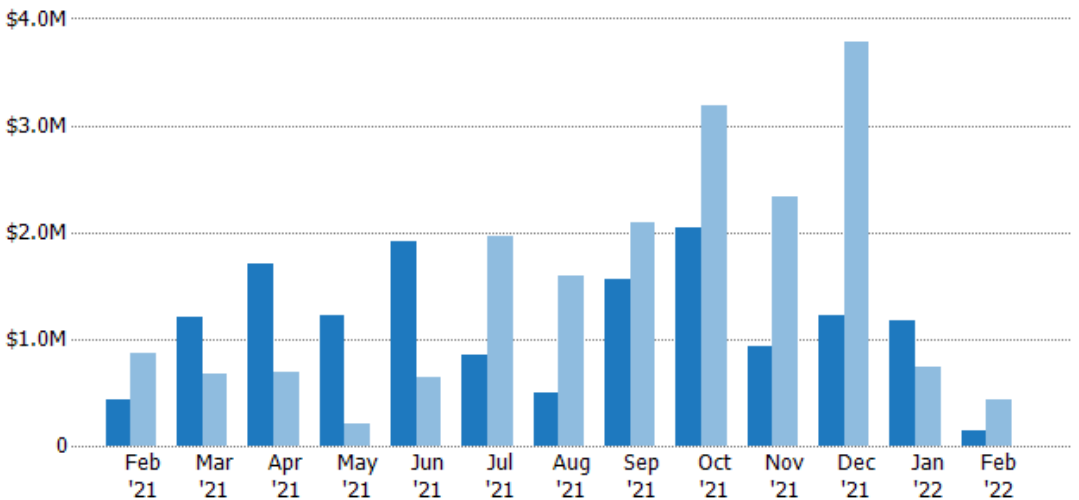
	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22	Feb '22
Current Year	2	7	6	6	6	5	3	9	7	5	7	6	1
Prior Year	5	5	5	2	4	11	9	9	10	11	10	5	2
Percent Change from Prior Year	-60%	40%	20%	200%	50%	-55%	-67%	0%	-30%	-55%	-30%	20%	-50%

## 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



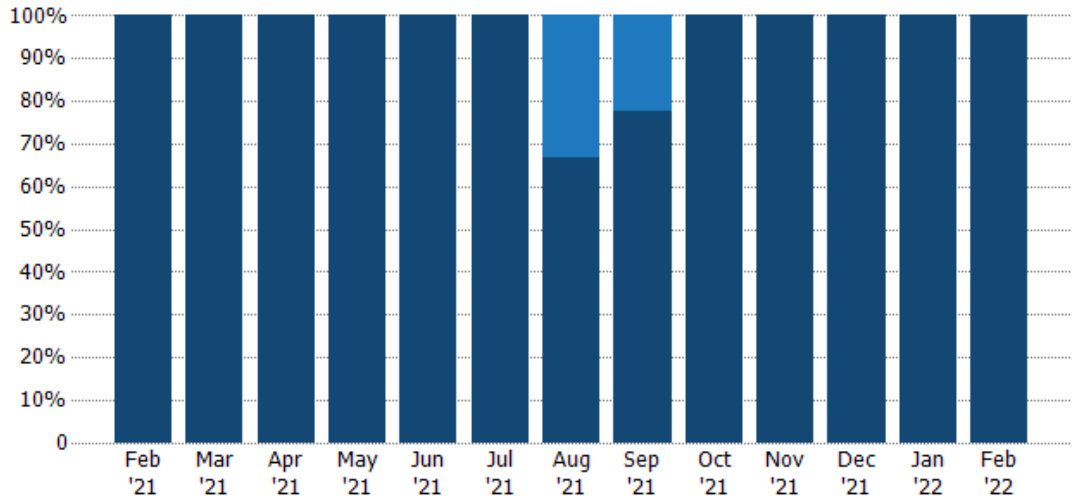
	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22	Feb '22
Current Year	\$425K	\$1.21M	\$1.71M	\$1.22M	\$1.91M	\$845K	\$499K	\$1.55M	\$2.05M	\$931K	\$1.22M	\$1.17M	\$137K
Prior Year	\$873K	\$678K	\$685K	\$213K	\$635K	\$1.96M	\$1.58M	\$2.1M	\$3.18M	\$2.34M	\$3.78M	\$737K	\$425K
Percent Change from Prior Year	-51%	79%	149%	473%	201%	-57%	-69%	-26%	-36%	-60%	-68%	59%	-68%

## 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



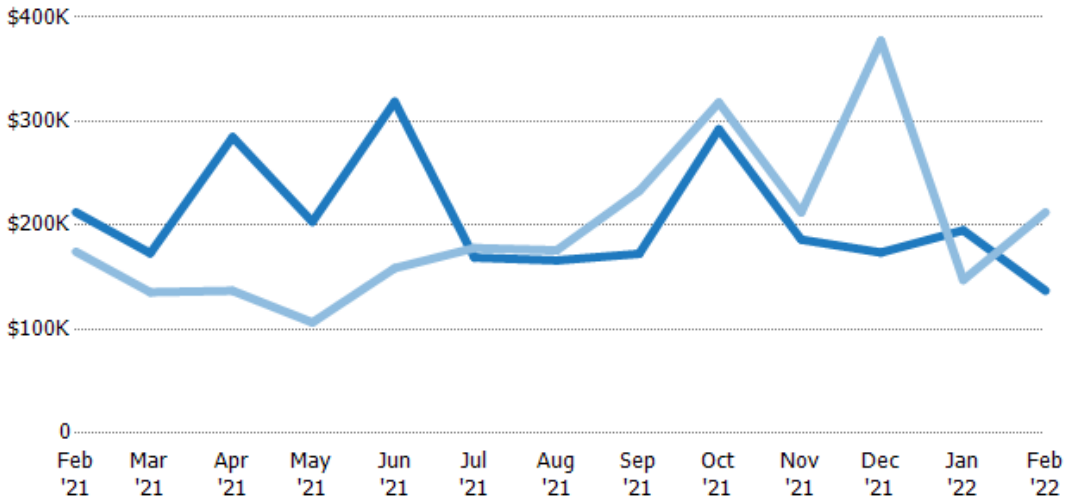
Condo/Townhouse	-	-	-	-	-	-	33%	22%	-	-	-	-	-
Single Family Residence	100%	100%	100%	100%	100%	100%	67%	78%	100%	100%	100%	100%	100%

## 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



Current Year	\$213K	\$173K	\$285K	\$203K	\$319K	\$169K	\$166K	\$173K	\$292K	\$186K	\$174K	\$195K	\$137K
Prior Year	\$175K	\$136K	\$137K	\$107K	\$159K	\$178K	\$176K	\$233K	\$318K	\$212K	\$378K	\$147K	\$213K
Percent Change from Prior Year	22%	28%	108%	91%	101%	-5%	-6%	-26%	-8%	-12%	-54%	32%	-36%

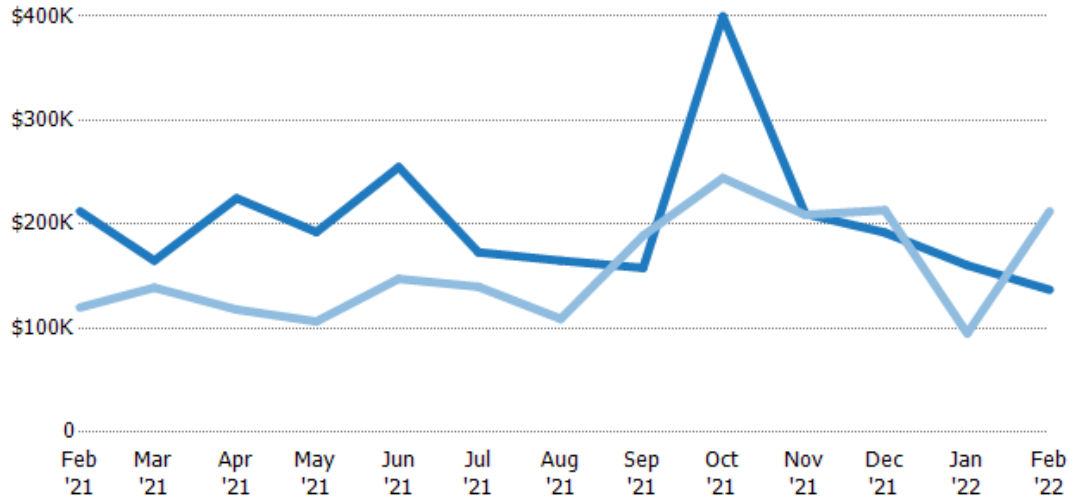
## Median Sales Price

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.
Feb '22	\$137K	-35.5%
Feb '21	\$213K	77.1%
Feb '20	\$120K	-2.1%



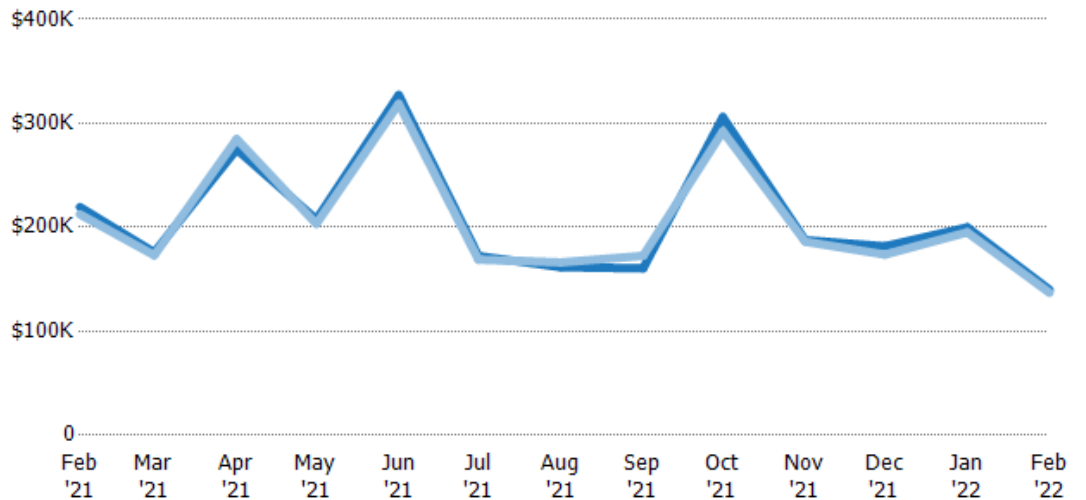
Current Year	\$213K	\$165K	\$225K	\$193K	\$255K	\$173K	\$165K	\$158K	\$400K	\$210K	\$192K	\$161K	\$137K
Prior Year	\$120K	\$139K	\$118K	\$107K	\$148K	\$140K	\$109K	\$189K	\$245K	\$209K	\$214K	\$95K	\$213K
Percent Change from Prior Year	77%	19%	91%	81%	73%	24%	51%	-16%	64%	0%	-10%	69%	-36%

## 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



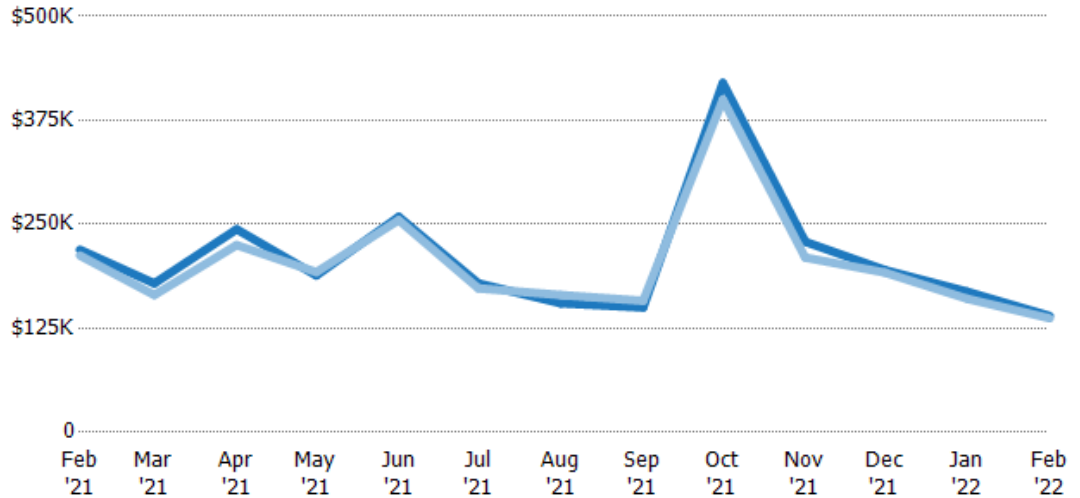
Avg List Price	\$219K	\$176K	\$275K	\$208K	\$327K	\$172K	\$162K	\$160K	\$306K	\$188K	\$182K	\$200K	\$140K
Avg Sales Price	\$213K	\$173K	\$285K	\$203K	\$319K	\$169K	\$166K	\$173K	\$292K	\$186K	\$174K	\$195K	\$137K
Avg Sales Price as a % of Avg List Price	97%	98%	104%	98%	97%	98%	103%	108%	96%	99%	96%	98%	98%

## 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



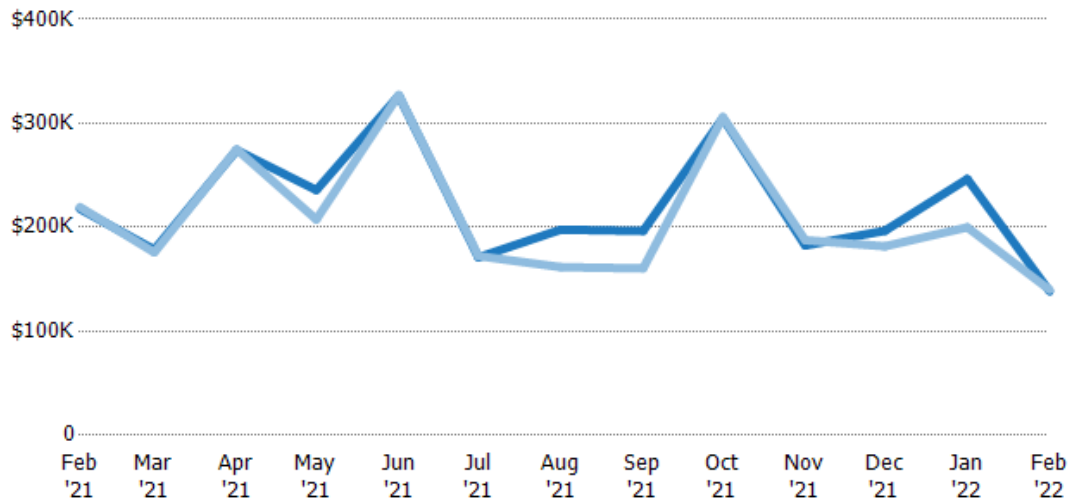
	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22	Feb '22
Median List Price	\$219K	\$179K	\$244K	\$189K	\$259K	\$179K	\$155K	\$150K	\$420K	\$229K	\$195K	\$169K	\$140K
Median Sales Price	\$213K	\$165K	\$225K	\$193K	\$255K	\$173K	\$165K	\$158K	\$400K	\$210K	\$192K	\$161K	\$137K
Med Sales Price as a % of Med List Price	97%	92%	92%	102%	98%	97%	106%	105%	95%	92%	98%	95%	98%

## 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



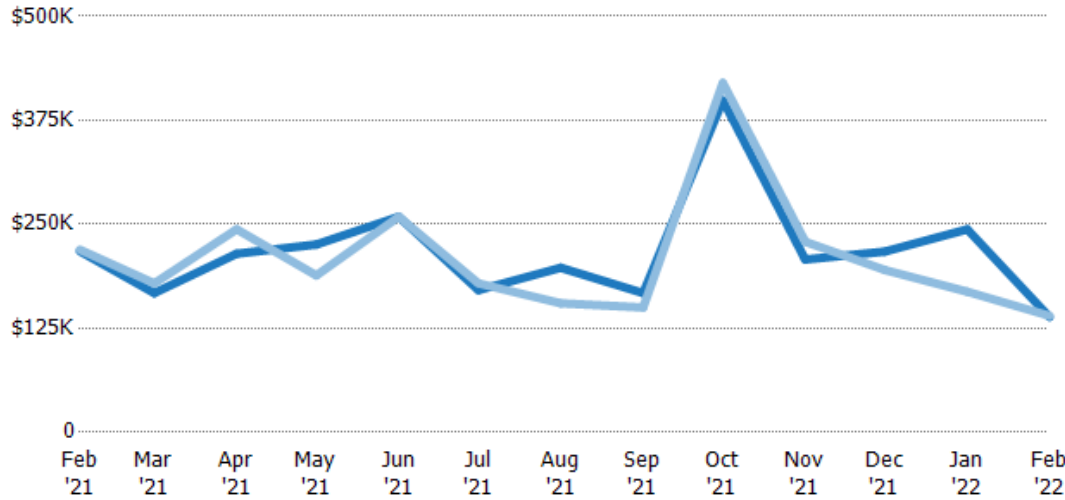
	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22	Feb '22
Avg Est Value	\$218K	\$178K	\$274K	\$236K	\$327K	\$171K	\$198K	\$196K	\$305K	\$182K	\$197K	\$246K	\$138K
Avg Sales Price	\$219K	\$176K	\$275K	\$208K	\$327K	\$172K	\$162K	\$160K	\$306K	\$188K	\$182K	\$200K	\$140K
Avg Sales Price as a % of Avg Est Value	101%	99%	100%	88%	100%	101%	82%	82%	100%	103%	92%	81%	101%

## 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



	Feb '21	Mar '21	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22	Feb '22
Median Est Value	\$218K	\$167K	\$215K	\$226K	\$259K	\$171K	\$198K	\$167K	\$399K	\$208K	\$217K	\$244K	\$138K
Median Sales Price	\$219K	\$179K	\$244K	\$189K	\$259K	\$179K	\$155K	\$150K	\$420K	\$229K	\$195K	\$169K	\$140K
Med Sales Price as a % of Med Est Value	101%	107%	114%	84%	100%	105%	78%	90%	105%	110%	90%	69%	101%