

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	Apr 2022	Apr 2021	+ / -	YTD 2022	YTD 2021	+ / -
Listing Activity Charts Metrics						
New Listing Count	23	24	-4.2%	52	54	-3.7%
New Listing Volume	\$9,457,600	\$10,064,385	-6%	\$21,465,400	\$22,920,985	-6.4%
Active Listing Count	35	39	-10.3%	N/A	N/A	
Active Listing Volume	\$16,951,980	\$23,772,975	-28.7%	N/A	N/A	
Average Listing Price	\$484,342	\$609,563	-20.5%	\$526,897	\$647,762	-18.7%
Median Listing Price	\$445,000	\$445,495	-0.1%	\$448,178	\$441,328	+1.6%
Median Days in RPR	23	65	-64.6%	139.14	163.21	-14.7%
Months of Inventory	5.8	6.5	-10.3%	1.8	2.3	-24.7%
Absorption Rate	17.14%	15.38%	+1.8%	56.63%	42.65%	+14%
Sales Activity Charts Metrics						
New Pending Sales Count	3	13	-76.9%	29	52	-44.2%
New Pending Sales Volume	\$868,900	\$5,030,514	-82.7%	\$12,630,900	\$24,528,009	-48.5%
Pending Sales Count	6	25	-76%	N/A	N/A	
Pending Sales Volume	\$2,279,900	\$14,400,800	-84.2%	N/A	N/A	
Closed Sales Count	15	18	-16.7%	42	47	-10.6%
Closed Sales Volume	\$6,821,409	\$7,529,504	-9.4%	\$19,770,332	\$18,284,934	+8.1%
Average Sales Price	\$454,761	\$418,306	+8.7%	\$470,722	\$389,041	+21%
Median Sales Price	\$453,409	\$401,000	+13.1%	\$430,732	\$396,560	+8.6%

New Listings

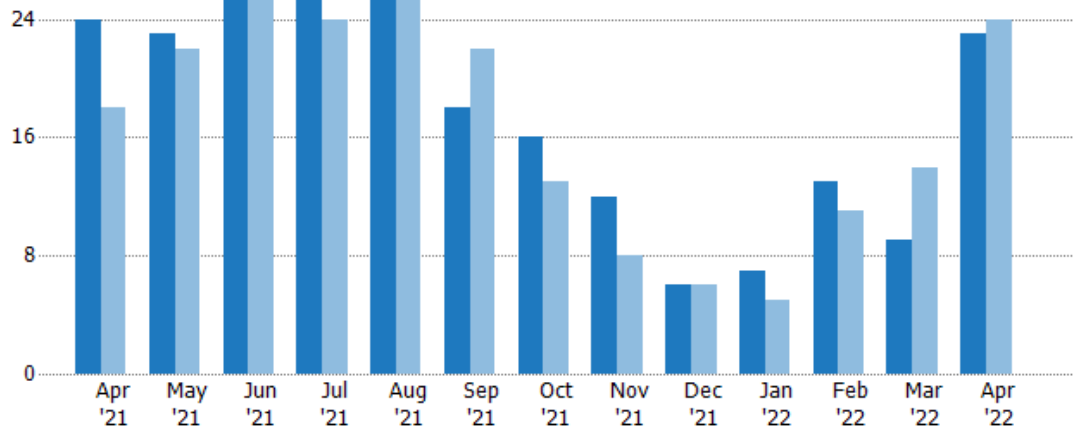
The number of new residential listings that were added each month.

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449

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

Month/ Year	Count	% Chg.
Apr '22	23	-4.2%
Apr '21	24	33.3%
Apr '20	18	0%



Current Year	24	23	27	29	28	18	16	12	6	7	13	9	23
Prior Year	18	22	26	24	27	22	13	8	6	5	11	14	24
Percent Change from Prior Year	33%	5%	4%	21%	4%	-18%	23%	50%	0%	40%	18%	-36%	-4%

New Listing Volume

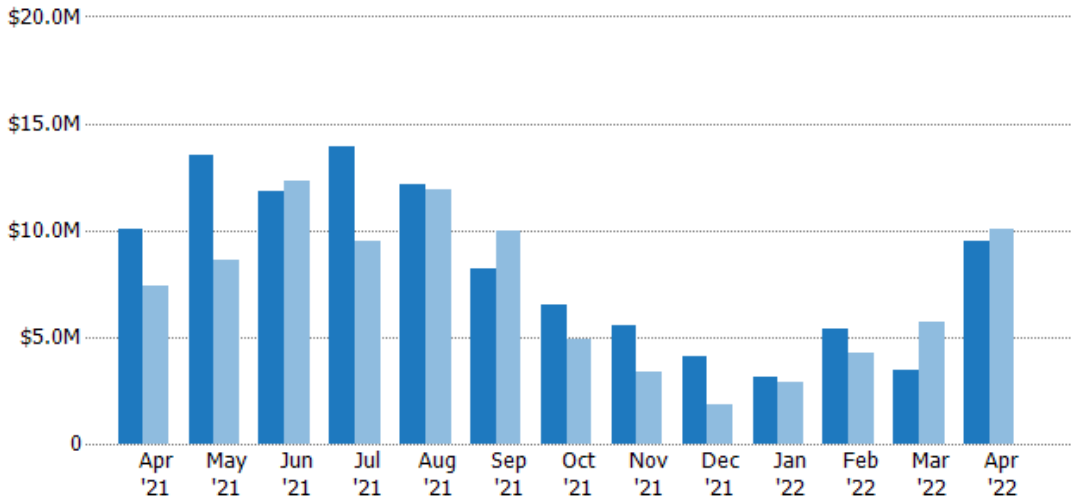
The sum of the listing price of residential listings that were added each month.

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449

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

Month/ Year	Volume	% Chg.
Apr '22	\$9.46M	-6%
Apr '21	\$10.1M	35.8%
Apr '20	\$7.41M	4.1%



Current Year	\$10.1M	\$13.5M	\$11.8M	\$13.9M	\$12.2M	\$8.17M	\$6.49M	\$5.57M	\$4.1M	\$3.16M	\$5.41M	\$3.43M	\$9.46M
Prior Year	\$7.41M	\$8.62M	\$12.3M	\$9.46M	\$11.9M	\$9.98M	\$4.89M	\$3.37M	\$1.85M	\$2.89M	\$4.23M	\$5.74M	\$10.1M
Percent Change from Prior Year	36%	57%	-4%	47%	2%	-18%	33%	66%	121%	9%	28%	-40%	-6%

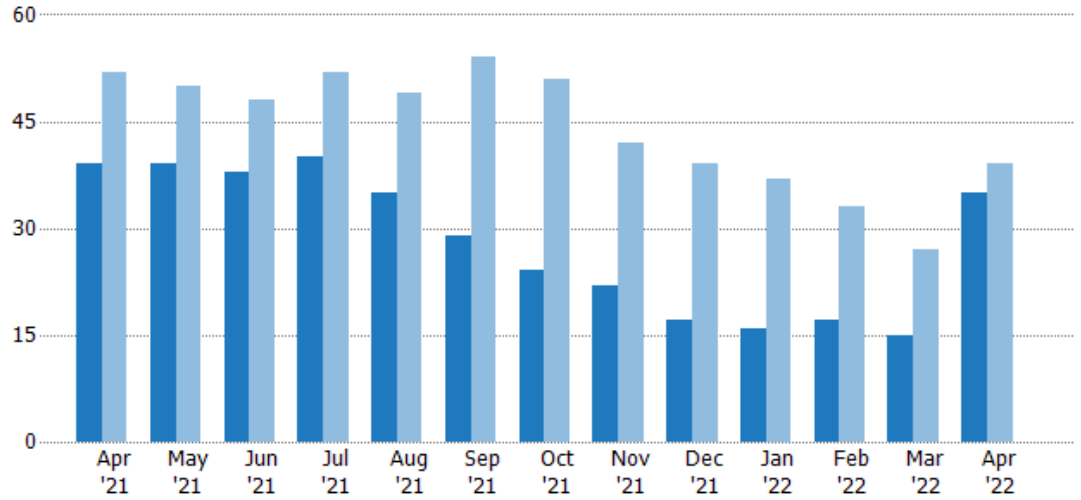
Active Listings

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

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449

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



Current Year	39	39	38	40	35	29	24	22	17	16	17	15	35
Prior Year	52	50	48	52	49	54	51	42	39	37	33	27	39
Percent Change from Prior Year	-25%	-22%	-21%	-23%	-29%	-46%	-53%	-48%	-56%	-57%	-48%	-44%	-10%

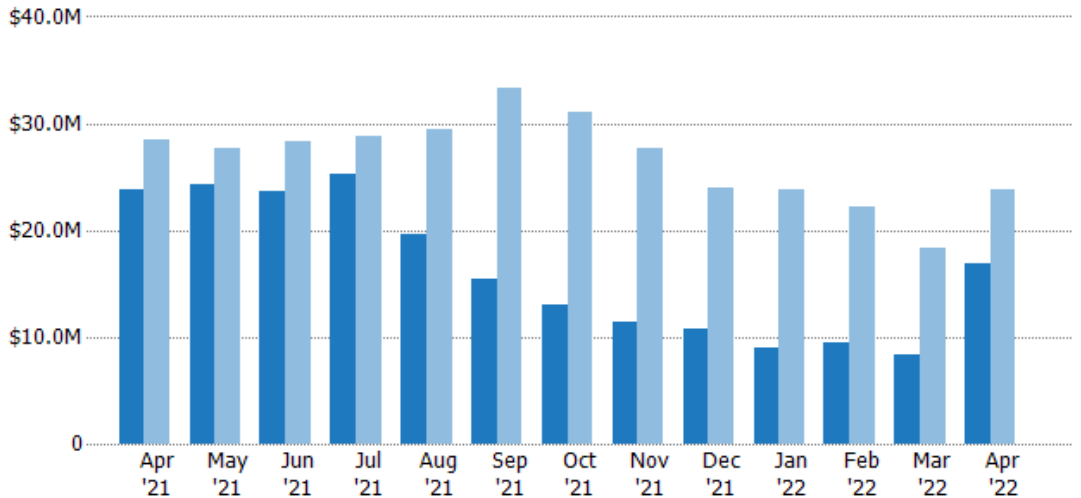
Active Listing Volume

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

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449

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



Current Year	\$23.8M	\$24.3M	\$23.7M	\$25.3M	\$19.6M	\$15.5M	\$13M	\$11.5M	\$10.7M	\$8.93M	\$9.48M	\$8.36M	\$17M
Prior Year	\$28.4M	\$27.6M	\$28.4M	\$28.8M	\$29.4M	\$33.2M	\$31.1M	\$27.7M	\$24M	\$23.8M	\$22.1M	\$18.4M	\$23.8M
Percent Change from Prior Year	-16%	-12%	-16%	-12%	-34%	-53%	-58%	-59%	-55%	-63%	-57%	-54%	-29%

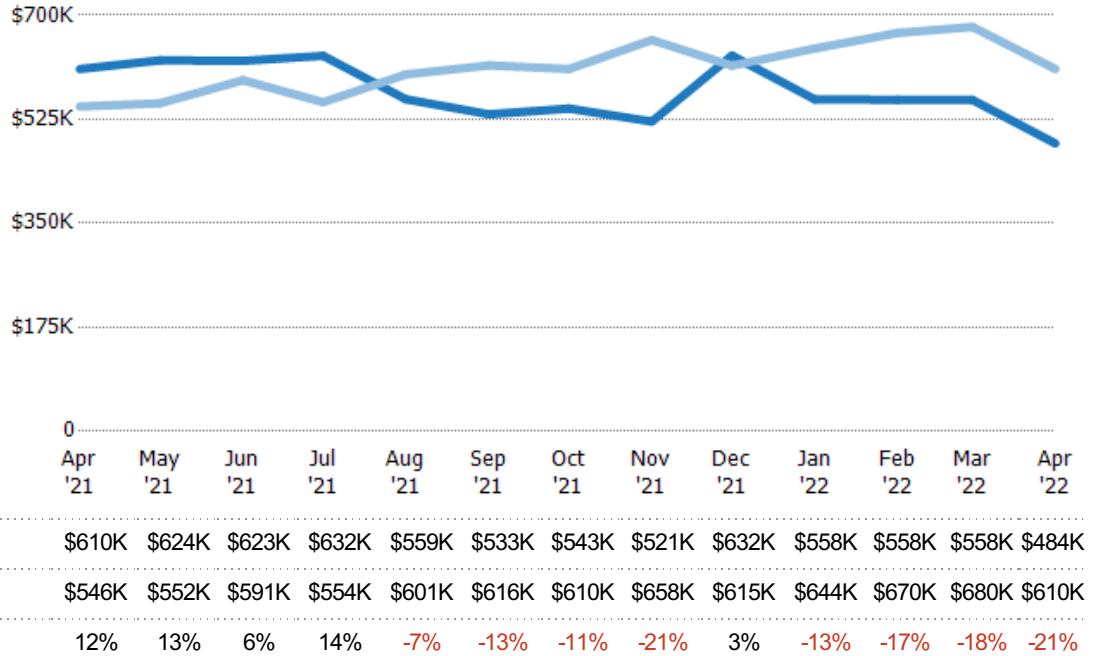
Average Listing Price

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

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449
Property Type:
Condo/Townhouse/Apt., Single
Family

Month/ Year	Price	% Chg.
Apr '22	\$484K	-20.5%
Apr '21	\$610K	11.6%
Apr '20	\$546K	-16.9%



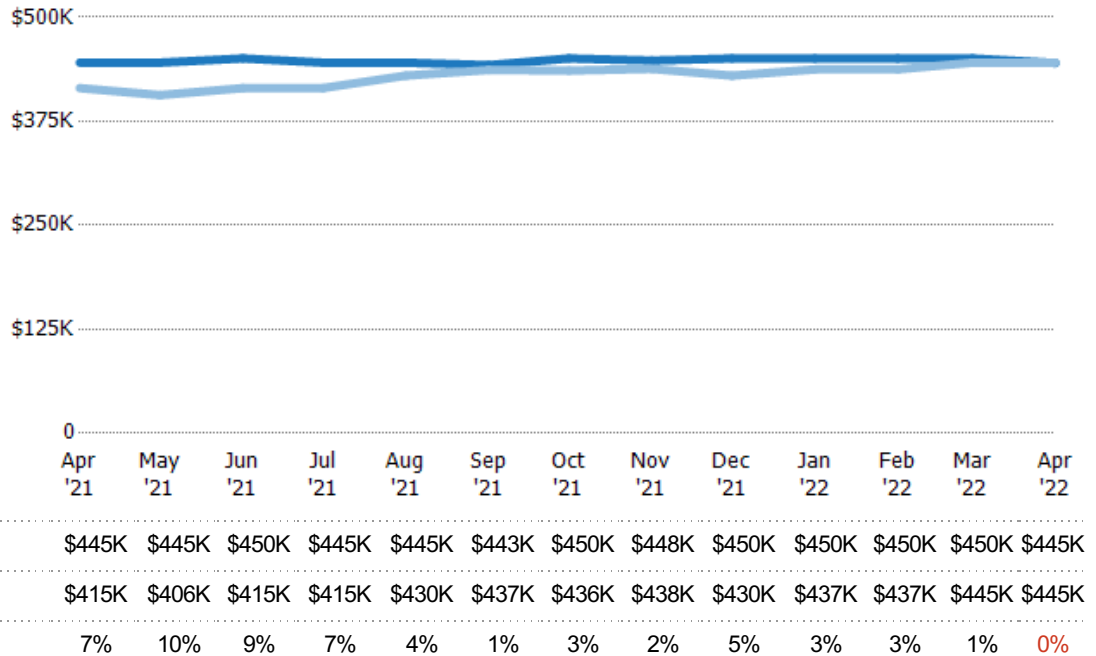
Median Listing Price

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

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449
Property Type:
Condo/Townhouse/Apt., Single
Family

Month/ Year	Price	% Chg.
Apr '22	\$445K	-0.1%
Apr '21	\$445K	7.4%
Apr '20	\$415K	-19.3%

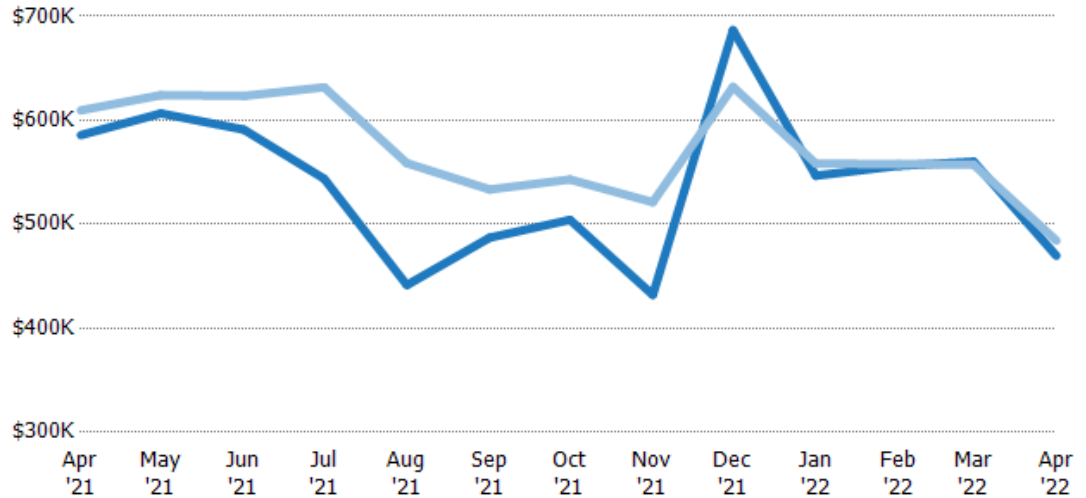


Average Listing Price vs Average Est Value

The average listing price as a percentage of the average AVM or RVM® valuation estimate for active listings each month.

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449
Property Type:
Condo/Townhouse/Apt., Single
Family



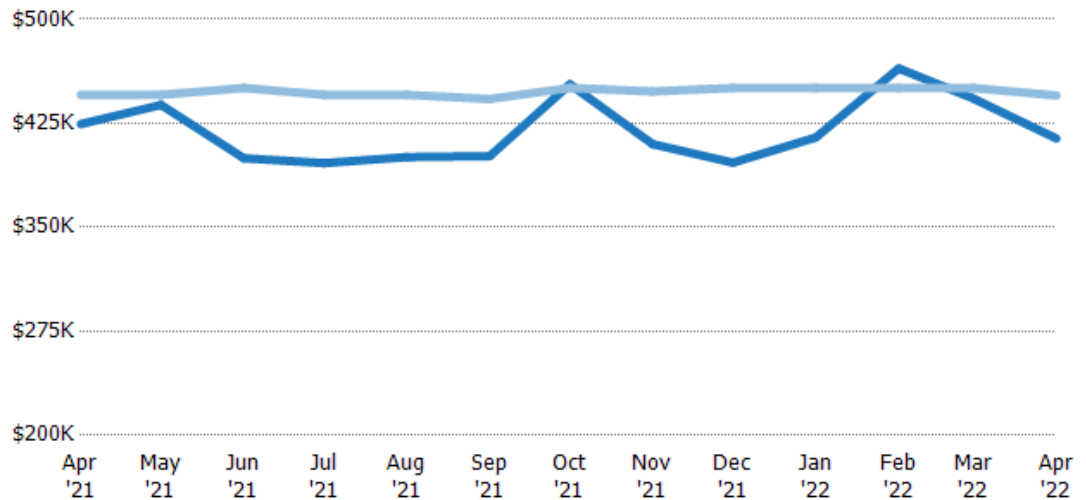
Avg Est Value	\$586K	\$607K	\$591K	\$544K	\$442K	\$487K	\$504K	\$432K	\$687K	\$547K	\$556K	\$560K	\$470K
Avg Listing Price	\$610K	\$624K	\$623K	\$632K	\$559K	\$533K	\$543K	\$521K	\$632K	\$558K	\$558K	\$558K	\$484K
Avg Listing Price as a % of Avg Est Value	104%	103%	105%	116%	127%	109%	108%	121%	92%	102%	100%	100%	103%

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: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449
Property Type:
Condo/Townhouse/Apt., Single
Family



Median Est Value	\$424K	\$438K	\$400K	\$396K	\$401K	\$401K	\$453K	\$410K	\$397K	\$415K	\$465K	\$443K	\$414K
Median Listing Price	\$445K	\$445K	\$450K	\$445K	\$445K	\$443K	\$450K	\$448K	\$450K	\$450K	\$450K	\$450K	\$445K
Med Listing Price as a % of Med Est Value	105%	102%	113%	112%	111%	110%	99%	109%	114%	109%	97%	102%	107%

Median Days in RPR

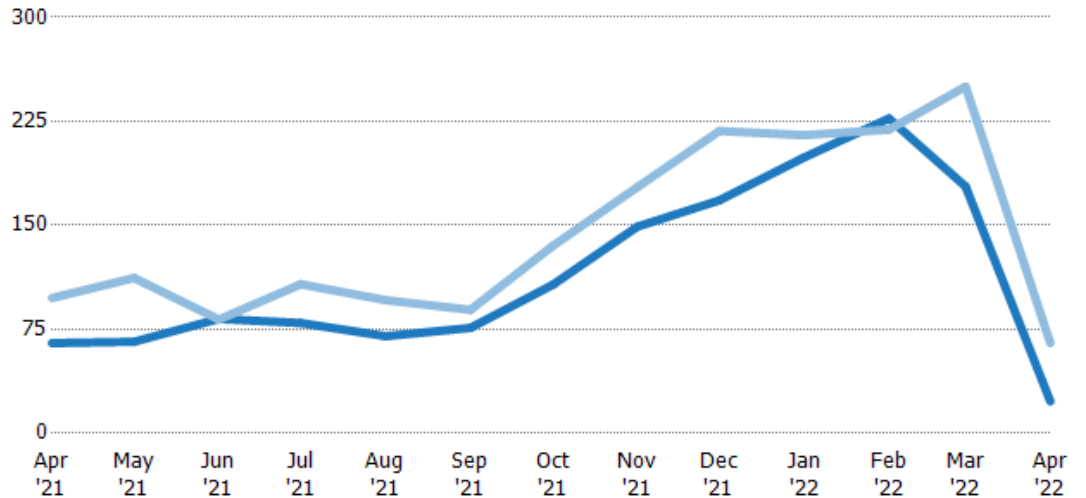
The median number of days between when residential properties are first displayed as active listings in RPR and when accepted offers have been noted in RPR.

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449

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

Month/ Year	Days	% Chg.
Apr '22	23	-64.6%
Apr '21	65	-33.3%
Apr '20	97.5	53.8%



Current Year	65	66	82.5	79.5	70	76	107	149	168	199	227	178	23
Prior Year	97.5	112	82	108	96	89	135	178	218	215	219	250	65
Percent Change from Prior Year	-33%	-41%	1%	-26%	-27%	-15%	-21%	-16%	-23%	-7%	4%	-29%	-65%

Months of Inventory

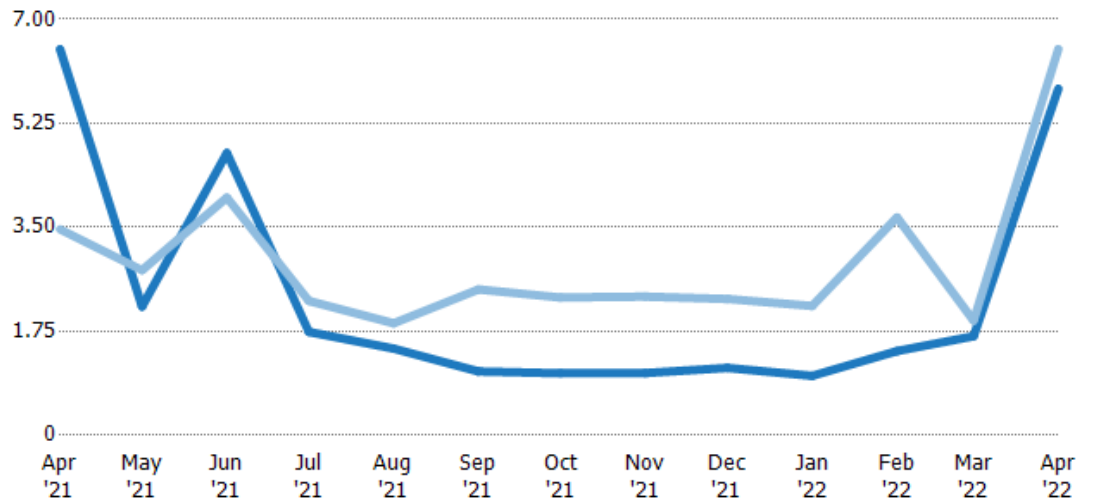
The number of months it would take to exhaust active listings at the current sales rate.

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449

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

Month/ Year	Months	% Chg.
Apr '22	5.83	-10.3%
Apr '21	6.5	87.5%
Apr '20	3.47	-19.9%



Current Year	6.5	2.17	4.75	1.74	1.46	1.07	1.04	1.05	1.13	1	1.42	1.67	5.83
Prior Year	3.47	2.78	4	2.26	1.88	2.45	2.32	2.33	2.29	2.18	3.67	1.93	6.5
Percent Change from Prior Year	88%	-22%	19%	-23%	-23%	-56%	-55%	-55%	-51%	-54%	-61%	-14%	-10%

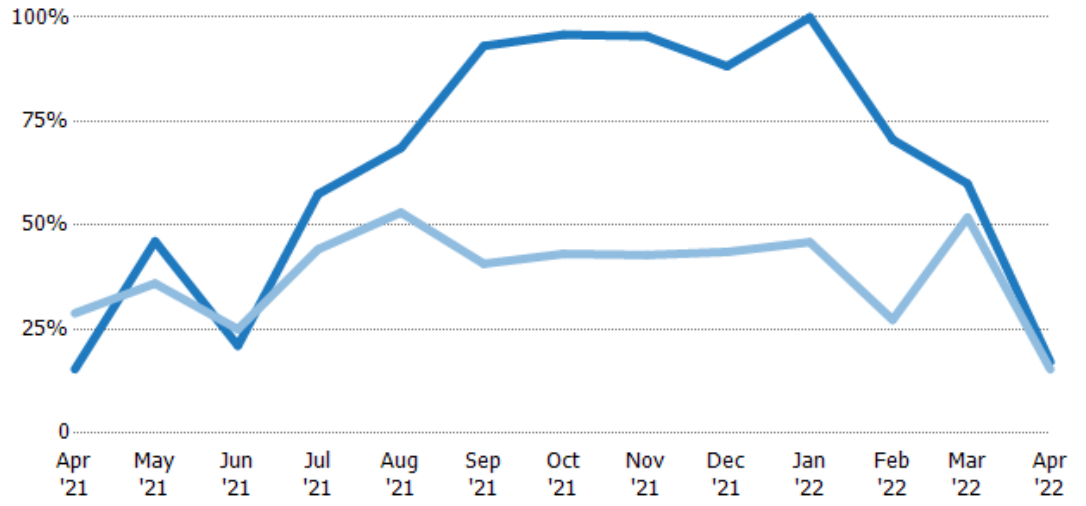
Absorption Rate

The percentage of inventory sold per month.

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449
Property Type:
Condo/Townhouse/Apt., Single
Family

Month/ Year	Rate	Chg.
Apr '22	17%	-1.8%
Apr '21	15%	13.5%
Apr '20	29%	24.8%



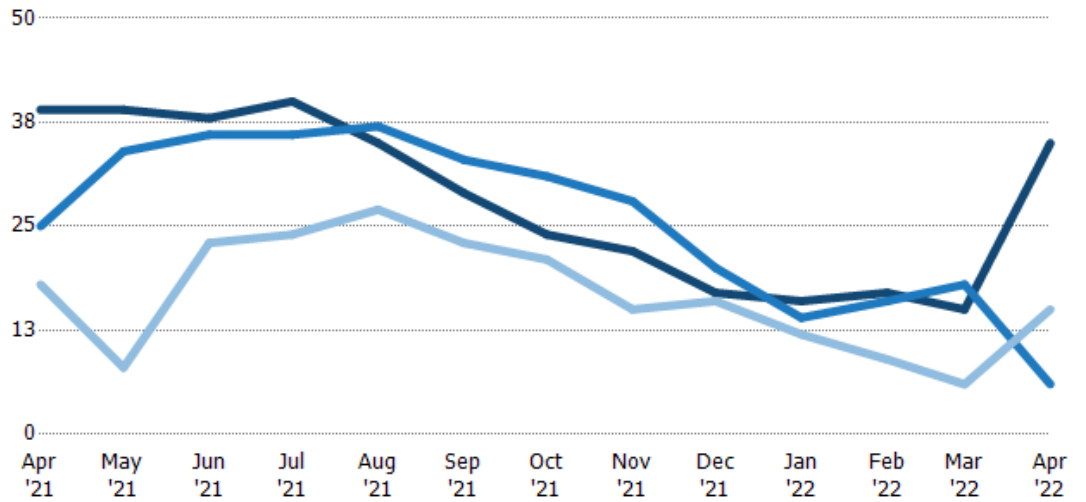
Current Year	15%	46%	21%	58%	69%	93%	96%	95%	88%	100%	71%	60%	17%
Prior Year	29%	36%	25%	44%	53%	41%	43%	43%	44%	46%	27%	52%	15%
Change from Prior Year	13%	-10%	4%	-13%	-16%	-52%	-53%	-53%	-45%	-54%	-43%	-8%	-2%

Active/Pending/Sold Units

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

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449
Property Type:
Condo/Townhouse/Apt., Single
Family



Active	39	39	38	40	35	29	24	22	17	16	17	15	35
Pending	25	34	36	36	37	33	31	28	20	14	16	18	6
Sold	18	8	23	24	27	23	21	15	16	12	9	6	15

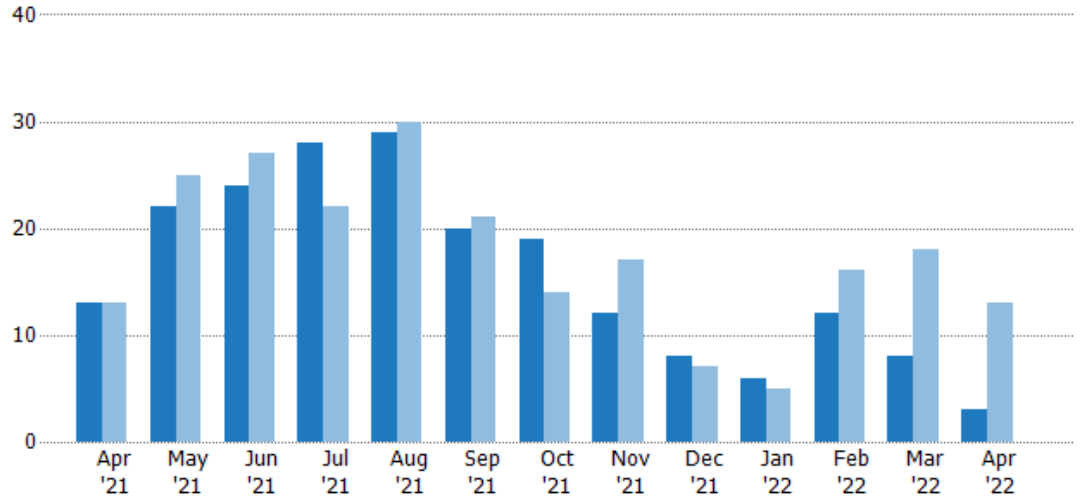
New Pending Sales

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

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449

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



Current Year	13	22	24	28	29	20	19	12	8	6	12	8	3
Prior Year	13	25	27	22	30	21	14	17	7	5	16	18	13
Percent Change from Prior Year	0%	-12%	-11%	27%	-3%	-5%	36%	-29%	14%	20%	-25%	-56%	-77%

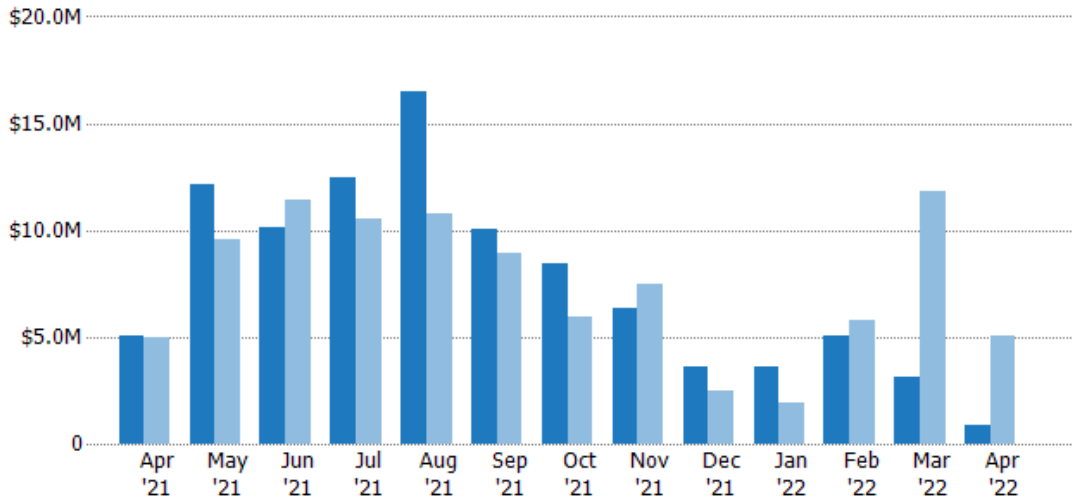
New Pending Sales Volume

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

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449

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



Current Year	\$5.03M	\$12.1M	\$10.1M	\$12.4M	\$16.5M	\$10M	\$8.41M	\$6.35M	\$3.64M	\$3.6M	\$5.07M	\$3.09M	\$869K
Prior Year	\$4.94M	\$9.57M	\$11.4M	\$10.5M	\$10.8M	\$8.93M	\$5.98M	\$7.51M	\$2.48M	\$1.91M	\$5.77M	\$11.8M	\$5.03M
Percent Change from Prior Year	2%	27%	-11%	18%	53%	12%	41%	-15%	47%	89%	-12%	-74%	-83%

Pending Sales

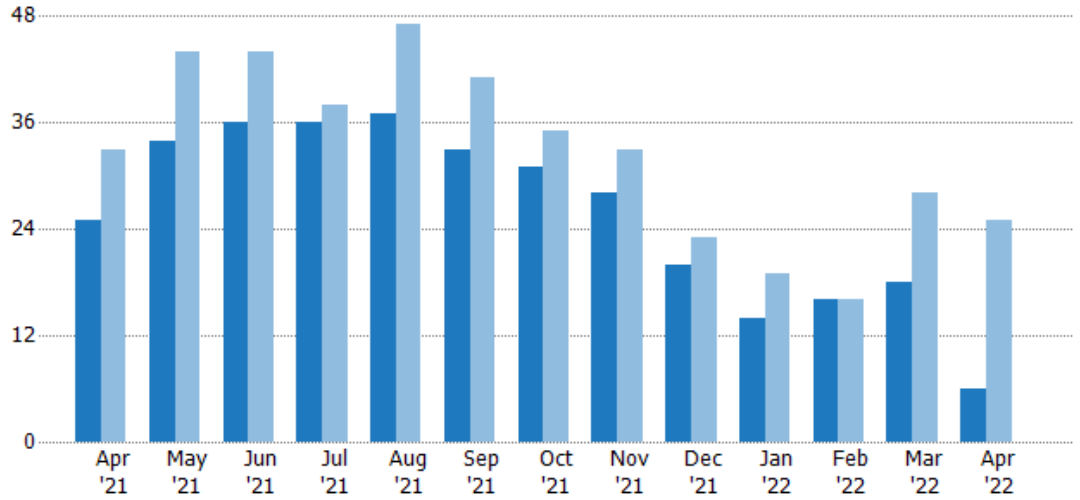
The number of residential properties with accepted offers that were available at the end each month.

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449

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

Month/ Year	Count	% Chg.
Apr '22	6	-76%
Apr '21	25	-24.2%
Apr '20	33	15.2%



Current Year	25	34	36	36	37	33	31	28	20	14	16	18	6
Prior Year	33	44	44	38	47	41	35	33	23	19	16	28	25
Percent Change from Prior Year	-24%	-23%	-18%	-5%	-21%	-20%	-11%	-15%	-13%	-26%	0%	-36%	-76%

Pending Sales Volume

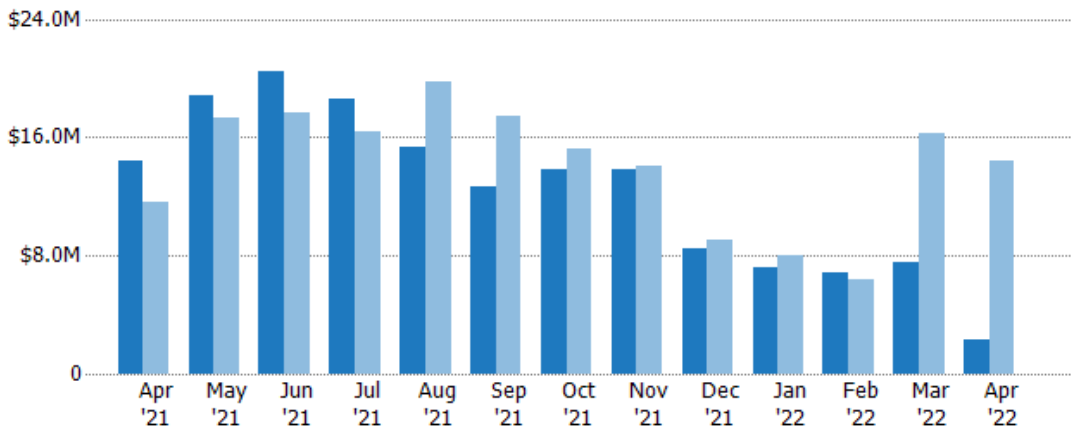
The sum of the sales price of residential properties with accepted offers that were available at the end of each month.

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449

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

Month/ Year	Volume	% Chg.
Apr '22	\$2.28M	-84.2%
Apr '21	\$14.4M	23.7%
Apr '20	\$11.6M	18.5%



Current Year	\$14.4M	\$18.9M	\$20.5M	\$18.6M	\$15.4M	\$12.6M	\$13.8M	\$13.8M	\$8.51M	\$7.19M	\$6.83M	\$7.58M	\$2.28M
Prior Year	\$11.6M	\$17.3M	\$17.6M	\$16.4M	\$19.7M	\$17.5M	\$15.2M	\$14.1M	\$9.05M	\$7.97M	\$6.38M	\$16.3M	\$14.4M
Percent Change from Prior Year	24%	9%	16%	13%	-22%	-28%	-9%	-2%	-6%	-10%	7%	-53%	-84%

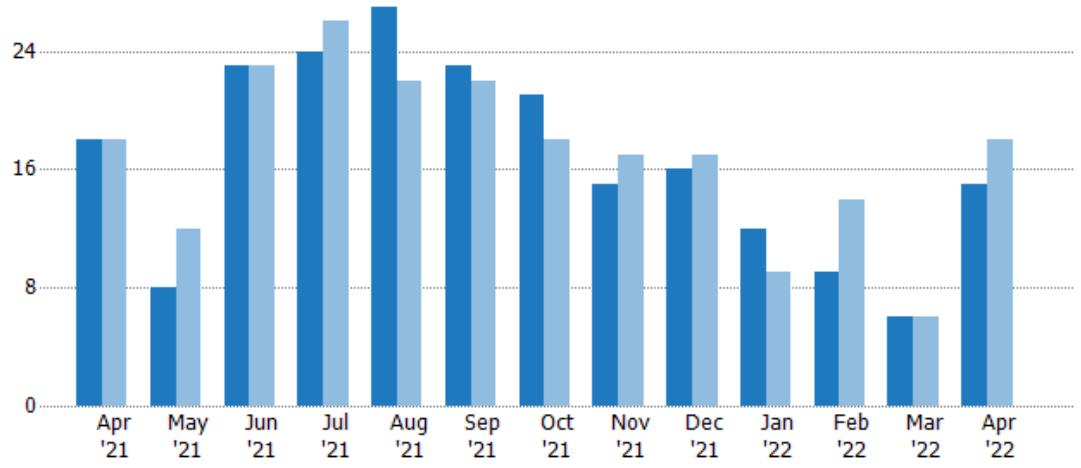
Closed Sales

The total number of residential properties sold each month.

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449

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



Current Year	18	8	23	24	27	23	21	15	16	12	9	6	15
Prior Year	18	12	23	26	22	22	18	17	17	9	14	6	18
Percent Change from Prior Year	0%	-33%	0%	-8%	23%	5%	17%	-12%	-6%	33%	-36%	0%	-17%

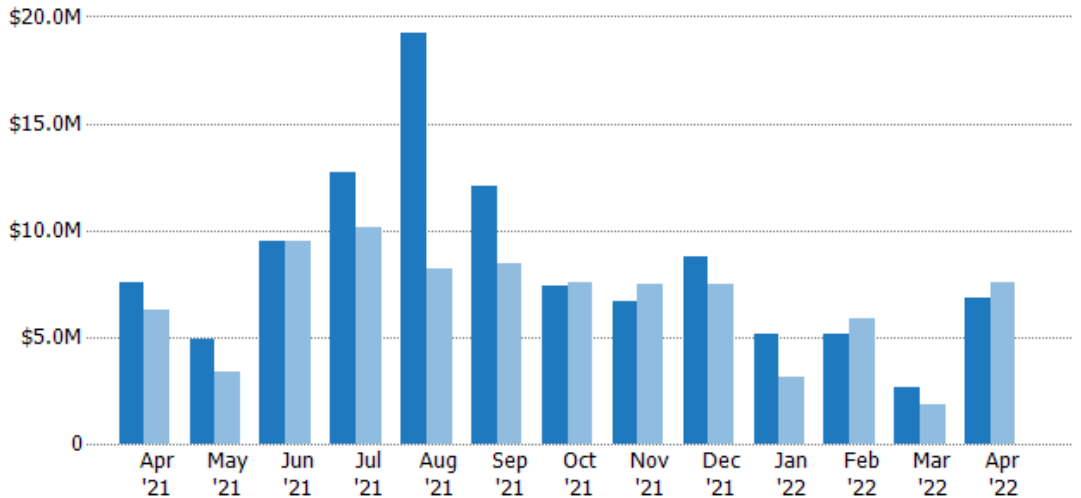
Closed Sales Volume

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

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449

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



Current Year	\$7.53M	\$4.87M	\$9.49M	\$12.7M	\$19.2M	\$12M	\$7.42M	\$6.68M	\$8.8M	\$5.17M	\$5.16M	\$2.61M	\$6.82M
Prior Year	\$6.27M	\$3.38M	\$9.48M	\$10.1M	\$8.24M	\$8.43M	\$7.57M	\$7.45M	\$7.5M	\$3.09M	\$5.83M	\$1.83M	\$7.53M
Percent Change from Prior Year	20%	44%	0%	26%	133%	43%	-2%	-10%	17%	67%	-12%	43%	-9%

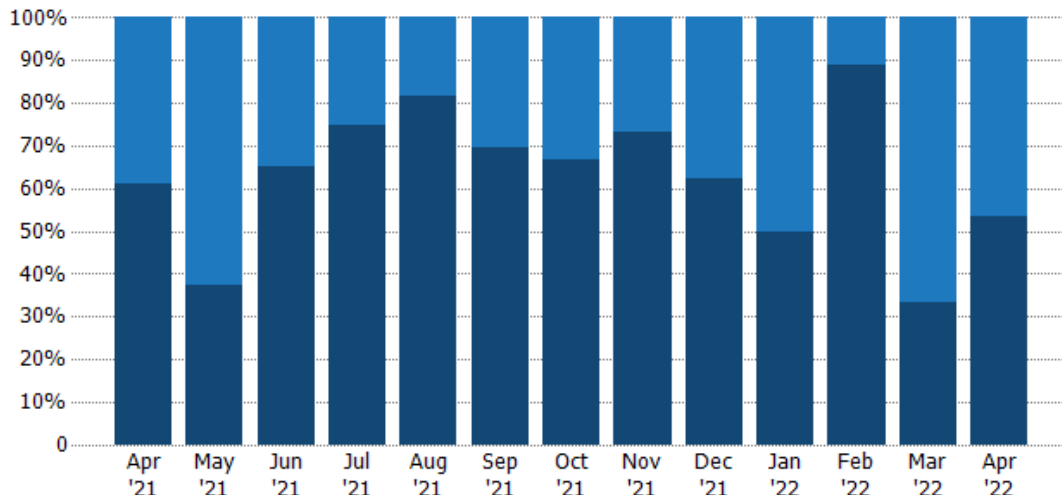
Closed Sales by Property Type

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

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449

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



Condo/Townhouse	39%	63%	35%	25%	19%	30%	33%	27%	38%	50%	11%	67%	47%
Single Family Residence	61%	38%	65%	75%	81%	70%	67%	73%	63%	50%	89%	33%	53%

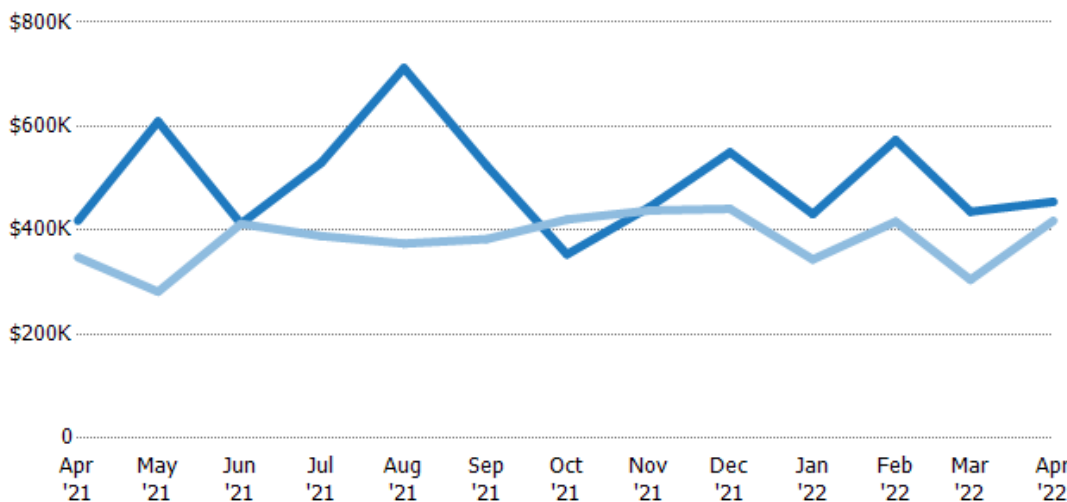
Average Sales Price

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

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449

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



Current Year	\$418K	\$609K	\$413K	\$530K	\$712K	\$524K	\$354K	\$445K	\$550K	\$431K	\$573K	\$436K	\$455K
Prior Year	\$348K	\$282K	\$412K	\$389K	\$374K	\$383K	\$421K	\$438K	\$441K	\$344K	\$417K	\$305K	\$418K
Percent Change from Prior Year	20%	116%	0%	36%	90%	37%	-16%	2%	25%	25%	38%	43%	9%

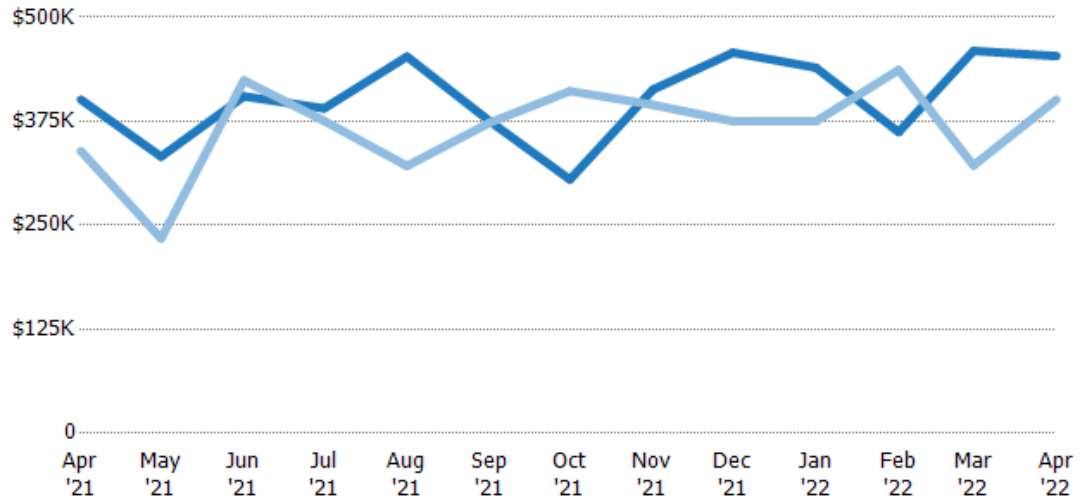
Median Sales Price

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

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449
Property Type:
Condo/Townhouse/Apt., Single
Family

Month/ Year	Price	% Chg.
Apr '22	\$453K	13.1%
Apr '21	\$401K	18.2%
Apr '20	\$339K	-6%



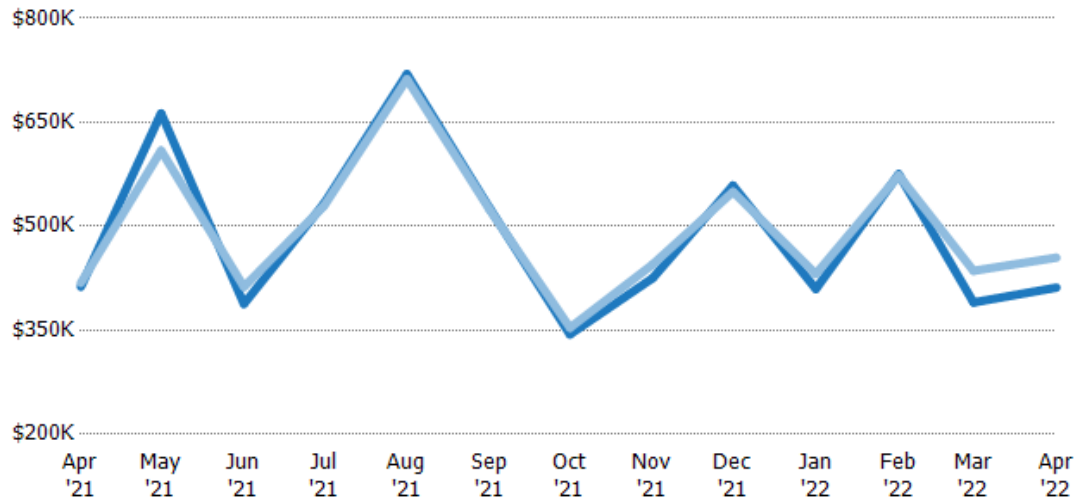
Current Year	\$401K	\$333K	\$405K	\$391K	\$453K	\$375K	\$305K	\$413K	\$458K	\$440K	\$362K	\$460K	\$453K
Prior Year	\$339K	\$234K	\$424K	\$375K	\$321K	\$373K	\$411K	\$395K	\$375K	\$375K	\$437K	\$322K	\$401K
Percent Change from Prior Year	18%	42%	-5%	4%	41%	0%	-26%	5%	22%	17%	-17%	43%	13%

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: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449
Property Type:
Condo/Townhouse/Apt., Single
Family



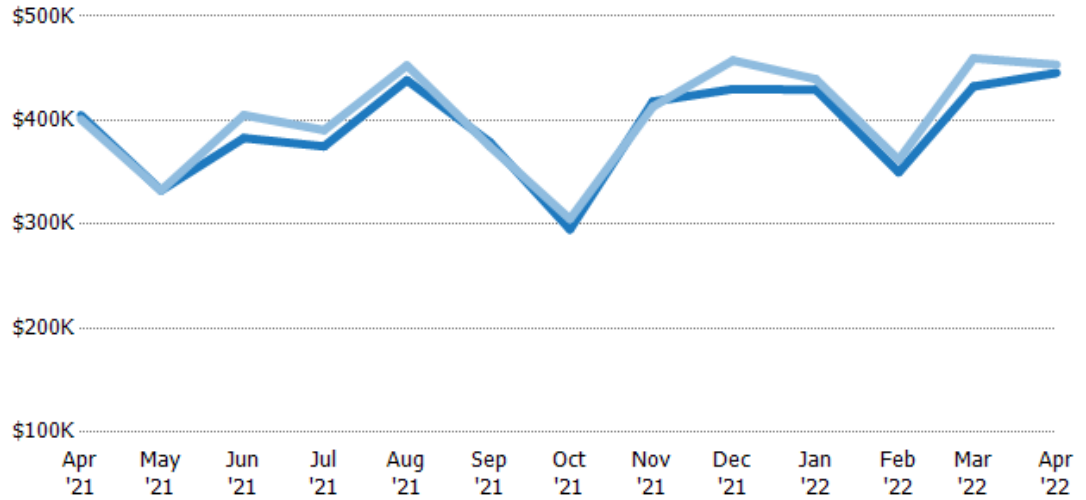
Avg List Price	\$413K	\$663K	\$388K	\$533K	\$720K	\$526K	\$344K	\$425K	\$559K	\$410K	\$575K	\$390K	\$412K
Avg Sales Price	\$418K	\$609K	\$413K	\$530K	\$712K	\$524K	\$354K	\$445K	\$550K	\$431K	\$573K	\$436K	\$455K
Avg Sales Price as a % of Avg List Price	101%	92%	106%	99%	99%	100%	103%	105%	98%	105%	100%	112%	110%

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: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449
Property Type:
Condo/Townhouse/Apt., Single
Family

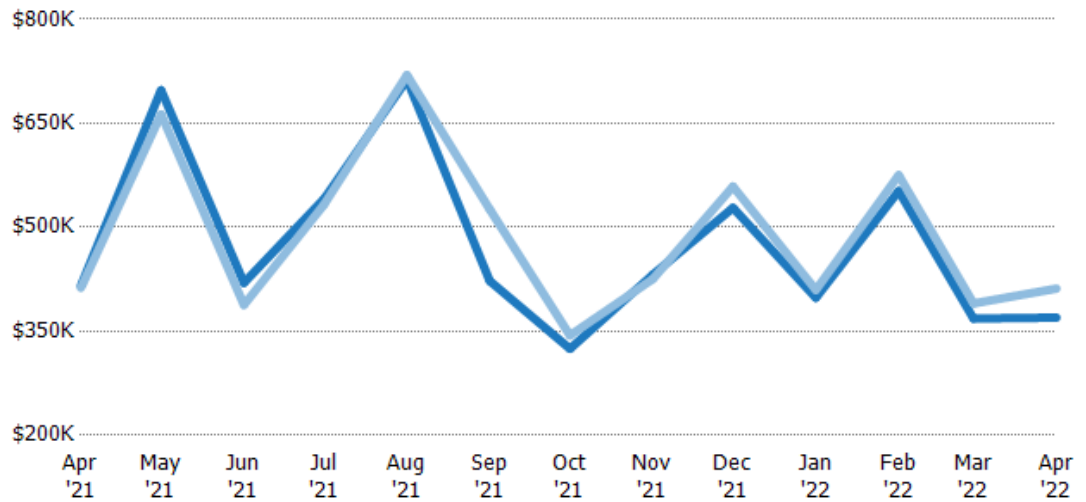


Average Sales Price vs Average Est Value

The average sales price as a percentage of the average AVM or RVM® valuation estimate for properties sold each month.

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449
Property Type:
Condo/Townhouse/Apt., Single
Family



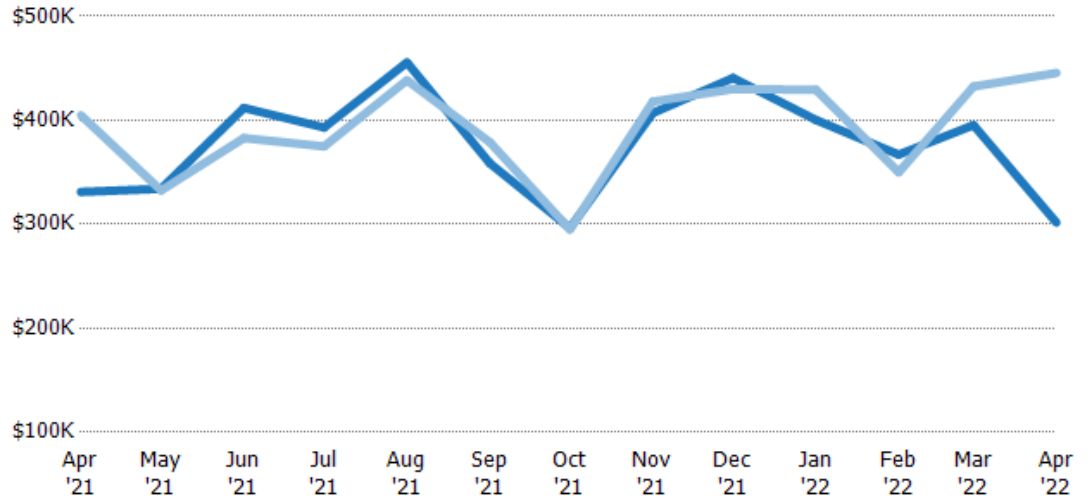
Median Sales Price vs Median Est Value

The median sales price as a percent of the median AVM or RVM® valuation estimate for properties sold each month.

Filters Used

ZIP: Colchester, VT 05439,
Colchester, VT 05446, Colchester,
VT 05449

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



	Apr '21	May '21	Jun '21	Jul '21	Aug '21	Sep '21	Oct '21	Nov '21	Dec '21	Jan '22	Feb '22	Mar '22	Apr '22
Median Est Value	\$331K	\$334K	\$412K	\$393K	\$456K	\$359K	\$296K	\$407K	\$441K	\$400K	\$367K	\$395K	\$302K
Median Sales Price	\$405K	\$333K	\$383K	\$375K	\$439K	\$379K	\$295K	\$418K	\$430K	\$429K	\$350K	\$433K	\$445K
Med Sales Price as a % of Med Est Value	122%	100%	93%	95%	96%	106%	100%	103%	98%	107%	95%	109%	148%