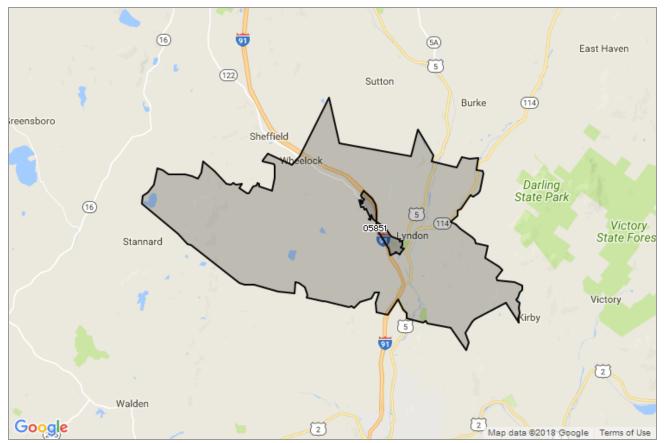


MARKET DATA REPORT

Lyndonville



Report Characteristics

Report Name: Lyndonville

Report Date Range: 1/2018 – 1/2018

Filters Used: Property Type, Location

Avg/Med: Both

Include Metrics By: County

Run Date: 02/21/2018

Scheduled: No

Presented by Vermont REALTORS®

REALTOR®

http://www.vermontrealtors.com/

148 State Street Montpelier, VT 05602





Summary of Key Listing and Sales Metrics

A summary of the key metrics selected to be included in the report. MLS sources where licensed.

+/-	YTD 2017	YTD 2018	+/-	Jan 2017	Jan 2018	Key Metrics
						Listing Activity Charts Metrics
-14.3%	7	6	-14.3%	7	6	New Listing Count
+16.5%	\$1,019,600	\$1,187,400	+16.5%	\$1,019,600	\$1,187,400	New Listing Volume
+7.5%	40	43	+7.5%	40	43	Active Listing Count
+82.8%	\$6,226,400	\$11,382,699	+82.8%	\$6,226,400	\$11,382,699	Active Listing Volume
+70.1%	\$155,660	\$264,714	+70.1%	\$155,660	\$264,714	Average Listing Price
+26.6%	\$133,450	\$169,000	+26.6%	\$133,450	\$169,000	Median Listing Price
+36.2%	153.5	209	+36.2%	153.5	209	Median Days in RPR
-78.5%	40	8.6	-	-	-	Months of Inventory
+9.1%	2.5%	11.63%	+	_	-	Absorption Rate
						Sales Activity Charts Metrics
+_	4	4	+	4	4	New Pending Sales Count
-31.5%	\$707,800	\$484,700	-31.5%	\$707,800	\$484,700	New Pending Sales Volume
+_	4	4	+	4	4	Pending Sales Count
-7.1%	\$628,300	\$583,400	-7.1%	\$628,300	\$583,400	Pending Sales Volume
-80%	5	1	-80%	5	1	Cloæd Sales Count
-79.4%	\$454,000	\$93,500	-79.4%	\$454,000	\$93,500	Closed Sales Volume
+3%	\$90,800	\$93,500	+3%	\$90,800	\$93,500	Average Sales Price
-24%	\$123,000	\$93,500	-24%	\$123,000	\$93,500	Median Sales Price





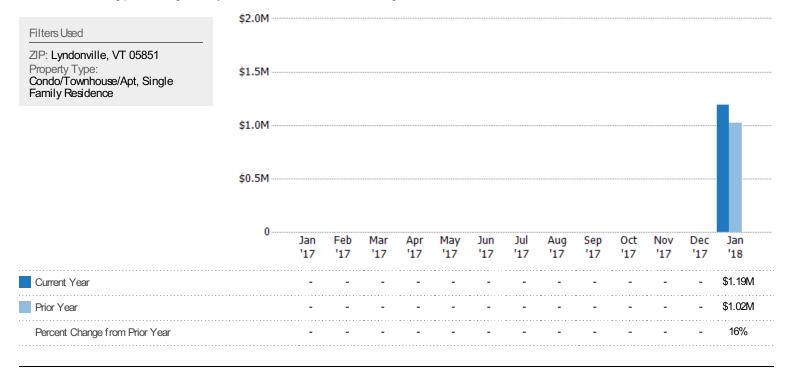
New Listings

The number of new single-family, condominium and townhome listings that were added each month.

Filters Used	8.00													
ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouæ/Apt, Single Family Residence	6.00													
	4.00													
	2.00													
	0													
		Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
Current Year		-	-	-	-	-	-	-	-	-	-	-	-	6
Prior Year		-	-	-	-	-	-	-	-	-	-	-	-	7
Percent Change from Prior Year		-	-	-	-	-	-	-	-	-	-	-	-	-14%

New Listing Volume

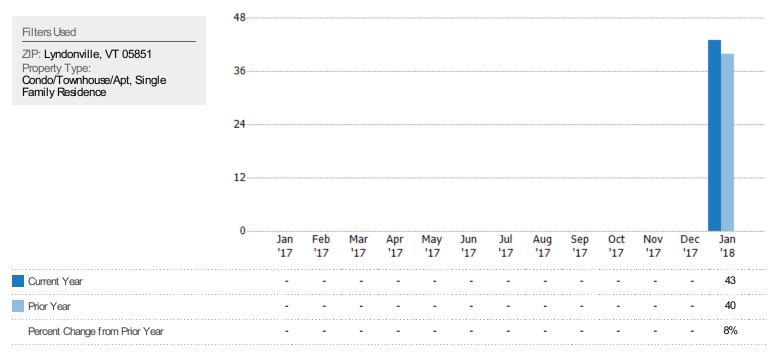
The sum of the listing price of single-family, condominium and townhome listings that were added each month.





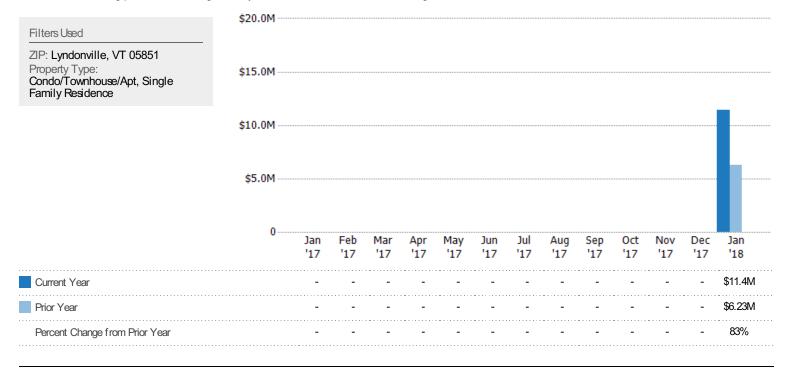
Active Listings

The number of active single-family, condominium and townhome listings at the end of each month.



Active Listing Volume

The sum of the listing price of active single-family, condominium and townhome listings at the end of each month.





Average Listing Price

The average listing price of active single-family, condominium and townhome listings at the end of each month.

	\$300K												
Filters Used ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouse/Apt, Single Family Residence	\$225K												
	\$150K												
	\$75K												
	0												
	Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
Current Year	-	-	-	-	-	-	-	-	-	-	-	-	\$265k
Prior Year	-	-	-	-	-	-	-	-	-	-	-	-	\$156k
Percent Change from Prior Year	-	-	-	-	-	-	-	-	-	-	-	-	70%

Median Listing Price

The median listing price of active single-family, condominium and townhome listings at the end of each month.

Percent Change from Prior Year	-	-	-	-	-	-	-	-	-	-	-	-	27%
Prior Year	-	-	-	-	-	-	-	-	-	-	-	-	\$133K
Current Year	-	-	-	-	-	-	-	-	-	-	-	-	\$169K
	Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
	\$50K												
	\$100K												
ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouæ/Apt, Single Family Residence	\$150K												
Filters Used	\$200K ······												





Average Listing Price vs Average Est Value

 $\label{eq:constraint} The average\ listing\ price\ as\ a\ percentage\ of\ the\ average\ AVM\ or\ RVM\ valuation\ estimate\ for\ active\ listings\ each\ month.$

Filters Used	\$400K												
ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouse/Apt, Single Family Residence	\$300K												
	\$200K												
	\$100K												
	0 Jan '17	Feb '17	Mar '17	Apr '17	May '17			Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
Avg Est Value	-	-	-	-	-	-	-	-	-	-	-	-	\$302k
Avg Listing Price	-	-	-	-	-	-	-	-	-	-	-	-	\$265k
Avg Listing Price as a % of Avg Est Value	-	-	-	-	-	-	-	-	-	-	-	-	88%

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.

	\$200K												
Filters Used ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouse/Apt, Single Family Residence	\$150K												
ramity resuence	\$100K												
	\$50K												
	0												
	Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
Median Est Value	-	-	-	-	-	-	-	-	-	-	-	-	\$192K
Median Listing Price	-	-	-	-	-	-	-	-	-	-	-	-	\$169K
Med Listing Price as a % of Med Est Value	e –	-	-	-	-	-	-	-	-	-	-	-	88%



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Median Days in RPR

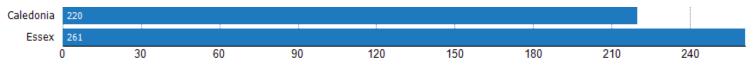
The median number of days between when residential properties are first displayed as active listings in RPR and when accepted offers have been noted in RPR.

	300												
Filters Used ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouse/Apt, Single Family Residence	225												
	150												
	75												
	0												
	Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
Current Year	-	-	-	-	-	-	-	-	-	-	-	-	209
Prior Year	-	-	-	-	-	-	-	-	-	-	-	-	154
Percent Change from Prior Year	-	-	-	-	-	-	-	-	-	-	-	-	36%

Average Days in RPR (By County)

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

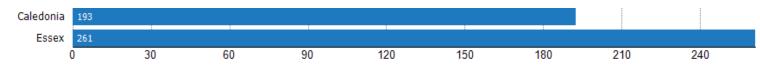
Filters Used: ZIP: Lyndonville, VT 05851; Property Type: Condo/Townhouse/Apt, Single Family Residence



Median Days in RPR (By County)

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 by county.

Filters Used: ZIP: Lyndonville, VT 05851; Property Type: Condo/Townhouse/Apt, Single Family Residence







Months of Inventory

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

	20												
Filters Used ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouse/Apt, Single Family Residence	15												
	10												
	5												
	0 Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
Current Year	-	-	-	-	-	-	-	-	-	-	-	-	7.17
Prior Year	-	-	-	-	-	-	-	-	-	-	-	-	8
Percent Change from Prior Year	-	-	-	-	-	-	-	-	-	-	-	-	-10%

Absorption Rate

The percentage of inventory sold per month.

Filters Used	15%
ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouse/Apt, Single Family Residence	10%

5%

	0												
	Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
Current Year	-	-	-	-	-	-	-	-	-	-	-	-	14%
Prior Year	-	-	-	-	-	-	-	-	-	-	-	-	13%
Change from Prior Year	-	-	-	-	-	-	-	-	-	-	-	-	-1%





Absorption Rate (By County)

The percentage of the inventory sold during the last month by county.

Filters Used: ZIP: Lyndonville, VT 05851; Property Type: Condo/Townhouse/Apt, Single Family Residence

Caledonia	2.38 %							
Essex	0							
(0	0.30%	0.60%	0.90%	1.20%	1.50%	1.80%	2.10%

Active/Pending/Sold Units

The number of single-family, condominium and townhome properties that were Active, Pending and Sold each month.

FiltersUsed	50												
ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouœ/Apt, Single Family Residence	38												
	25												
	13												
	0												
	Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
Active	-	-	-	-	-	-	-	-	-	-	-	-	43
Pending	-	-	-	-	-	-	-	-	-	-	-	-	4
Sold													





New Pending Sales

The number of single-family, condominium and townhome properties with accepted offers that were added each month.

Filters Used	4.80														
ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouse/Apt, Single Family Residence	3.60														
	2.40														
	1.20														
	0	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	
		'17	'17	'17	'17	May '17	'17	'17	Aug '17	'17	'17	'17	'17	'18	
Current Year		-	-	-	-	-	-	-	-	-	-	-	-	4	
Prior Year		-	-	-	-	-	-	-	-	-	-	-	-	4	
PriorExtra Year		-	-	-	-	-	-	-	-	-	-	-	-	-	

New Pending Sales Volume

The sum of the sales price of single-family, condominium and townhome properties with accepted offers that were added each month.

Filters Used	\$800K													
ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouœ/Apt, Single Family Residence	\$600K													
	\$400K													
	\$200K													
	0	Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
Current Year		-	-	-	-	-	-	-	-	-	-	-	-	\$485K
Prior Year		-	-	-	-	-	-	-	-	-	-	-	-	\$708K
Percent Change from Prior Year		-	-	-	-	-	-	-	-	-	-	-	-	-32%





Pending Sales

The number of single-family, condominium and townhome properties with accepted offers that were available at the end each month.

Filters Used ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouse/Apt, Single Family Residence	5.40														
	3.60														
	1.80														
	0	Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18	
Current Year		-	-	-	-	-	-	-	-	-	-	-	-	4	
Prior Year		-	-	-	-	-	-	-	-	-	-	-	-	4	
PriorExtra Year		-	-	-	-	-	-	-	-	-	-	-	-	-	

Pending Sales Volume

The sum of the sales price of single-family, condominium and townhome properties with accepted offers that were available at the end of each month.

Percent Change from Prior Year		-	-	-	-	-	-	-	-	-	-	-	-	-7%
Prior Year		-	-	-	-	-	-	-	-	-	-	-	-	\$628K
Current Year		-	-	-	-	-	-	-	-	-	-	-	-	\$583K
	0	Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
	\$0.5M													
Family Residence	\$1.0M													
ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouse/Apt, Single Family Residence	\$1.5M													
Filters Used	\$2.0M													





Closed Sales

The total number of single-family, condominium and townhome properties sold each month.

Filters Used	6.00													
ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouse/Apt, Single Family Residence	4.50													
	3.00													
	1.50													
	0	Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17		Nov '17	Dec '17	Jan '18
Current Year		-	-	-	-	-	-	-	-	-	-	-	-	1
Prior Year		-	-	-	-	-	-	-	-	-	-	-	-	5
Percent Change from Prior Year		-	-	-	-	-	-	-	-	-	-	-	-	-80%

Closed Sales Volume

The sum of the sales price of single-family, condominium and townhome properties sold each month.

Current Year Prior Year		-	-	-	-	- -	-	-	-	-	-	- -	-	\$93.5K \$454K
Current Year		-	-	-	-	-	-	-	-	-	-	-	-	
	0	Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
	\$120K													
	\$240K													
ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouse/Apt, Single Family Residence	\$360K													
Filters Used														



Closed Sales by Property Type

The percentage of single-family, condominium and townhome properties sold each month by property type.

Filtered	
Filters Used 90%	
ZIP: Lyndonville, VT 05851 Property Type: 80%	
Property Type: Condo/Townhouse/Apt, Single 70% Family Residence 70%	
60%	
50%	
40%	
30%	
20%	
10%	
0	
	ec Jan
'17 '17 '17 '17 '17 '17 '17 '17 '17 '17	17 '18
Single Family Residence	- 100%

Closed Sales (By County)

The total number of single-family, condominium and townhome properties sold during the last month by county. Filters Used: ZIP: Lyndonville, VT 05851; Property Type: Condo/Townhouse/Apt, Single Family Residence

Caledonia	1								
()	0.12	0.24	0.36	0.48	0.60	0.72	0.84	0.96





Average Sales Price

The average sales price of the single-family, condominium and townhome properties sold each month.

	\$100K ······												
Filters Used ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouse/Apt, Single Family Residence	\$75K												
	\$50K												
	\$25K												
	Jan		Mar		May	Jun	Jul	Aug	Sep	0ct	Nov	Dec	Jan
	'17	'17	'17	'17	'17	'17	'17	'17	'17	'17	'17	'17	'18
Current Year	-	-	-	-	-	-	-	-	-	-	-	-	\$93.5K
Prior Year	-	-	-	-	-	-	-	-	-	-	-	-	\$90.8K
Percent Change from Prior Year	-	-	-	-	-	-	-	-	-	-	-	-	3%

Median Sales Price

The median sales price of the single-family, condominium and townhome properties sold each month.

Percent Change from Prior Year	-	-	-	-	-	-	-	-	-	-	-	-	-24%
Prior Year	-	-	-	-	-	-	-	-	-	-	-	-	\$123K
Current Year	-	-	-	-	-	-	-	-	-	-	-	-	\$93.5K
	0 Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
	\$50K												
	\$100K												
ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouæ/Apt, Single Family Residence	\$150K												
Filters Used	\$200K												



Average Sales Price vs Average Listing Price

The average sales price as a percentage of the average listing price for properties sold each month.

	\$100K												
Filters Used ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouse/Apt, Single Family Residence	\$75K												
	\$50K												
	\$25K												
	0												
	Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
Avg List Price	-	-	-	-	-	-	-	-	-	-	-	-	\$94.9k
Avg Sales Price	-	-	-	-	-	-	-	-	-	-	-	-	\$93.5k
Avg Sales Price as a % of Avg List Price	-	-	-	-	-	-	-	-	-	-	-	-	99%

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	\$100K												
ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouœ/Apt, Single Family Residence	\$75K												
	\$50K												
	\$25K												
	0												
	Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
Median List Price	-	-	-	-	-	-	-	-	-	-	-	-	\$94.9K
Median Sales Price	-	-	-	-	-	-	-	-	-	-	-	-	\$93.5K
Med Sales Price as a % of Med List Price	-	-	-	-	-	-	-	-	-	-	-	-	99%

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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.

	\$100K												
Filters Used ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouse/Apt, Single Family Residence	\$75K												
	\$50K												
	\$25K												
	0 Jan	Feb	Mar				Jul	Aug		Oct	Nov	Dec	Jan
	'17	'17	'17	'17	'17	'17	'17	'17	'17	'17	'17	'17	'18
Avg Est Value	-	-	-	-	-	-	-	-	-	-	-	-	\$87.6K
Avg Sales Price	-	-	-	-	-	-	-	-	-	-	-	-	\$94.9K
Avg Sales Price as a % of Avg Est Value		-	-	-	-	-	-	-	-	-	-	-	108%
Avg Sales Price	'17 - -	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	0ct	Nov	Dec	'18 \$87.6k \$94.9k

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	\$100K												
ZIP: Lyndonville, VT 05851 Property Type: Condo/Townhouse/Apt, Single Family Residence	\$75K												
	\$50K												
	\$25K												
	0												
	Jan '17	Feb '17	Mar '17	Apr '17	May '17	Jun '17	Jul '17	Aug '17	Sep '17	0ct '17	Nov '17	Dec '17	Jan '18
Median Est Value		-	-	-	-	-	-	-	-	-	-	-	\$87.6K
Median Sales Price	-	-	-	-	-	-	-	-	-	-	-	-	\$94.9K
Med Sales Price as a % of Med Est Value	-	-	-	-	-	-	-	-	-	-	-	-	108%



Appendix

VermontRealtors®

The metrics that are calculated by RPR® may show the same general trends as those published by other sources (i.e. MLS, Associations or vendors), but because of our processes and parcel-centric approach, some variation may occur. Data sources include MLS's, where licensed, and public records for more in-depth metrics on distressed properties.

Report Detail	S		Listing Activity Charts						
Report Name: L	yndonville	✓ New Listings							
Run Date: 02/21/		🗹 Active Listings							
Scheduled: No		✓ Avg/Med Listing Price							
Report Date Rar	nge: From 1/2018 To: 1/2018	Avg/Med Listing Price per Sq Ft							
	-		☑ Avg/Med Listing Price vs Est Value						
Information In	ncluded	🗹 Median Days in RPR							
🗹 Include Cove	r Sheet	Months of Inventory							
🗹 Include Key N	letric Summary* 🗹 Include Appendix	Medians	Mean Absorption Rate						
Minclude Metrie	cs By: County								
	able's YTD median calculations are calculated using a weighted average	of the median values for each	Sales Activity Charts						
month that is include	d.		Active/Pending/Sold						
MLS Filter			✓ New Pending Sales						
		🗹 Pending Sales							
MLS:	All		✓ Closed Sales						
Listing Filters			✓ Avg/Med Sales Price						
•		Avg/Med Sales Price per Sq Ft							
Property Types:	Condo/Townhouse/Apt Single Family Residence	✓ Avg/Med Sales Price vs Listing Price							
Sales Types:	Ali		✓ Avg/Med Sales Price vs Est Value						
Price Range:	None		Distressed Charts						
			Distressed Listings						
Location Filte	rs	Distressed Sales							
State:	All								
			Data Tables Using 1/2018 data						
County:	All		Listing Activity by ZIP						
7ID Code:	lundonuillo V/T 05951		Listing Activity by Metro Area						
ZIP Code:	Lyndonville, VT 05851		Sales Activity by ZIP						
			Sales Activity by Metro Area						

