



## Monthly Statistics Report - May 2010 for Vermont

Northern New England Real Estate Network - Compiled on June 15, 2010

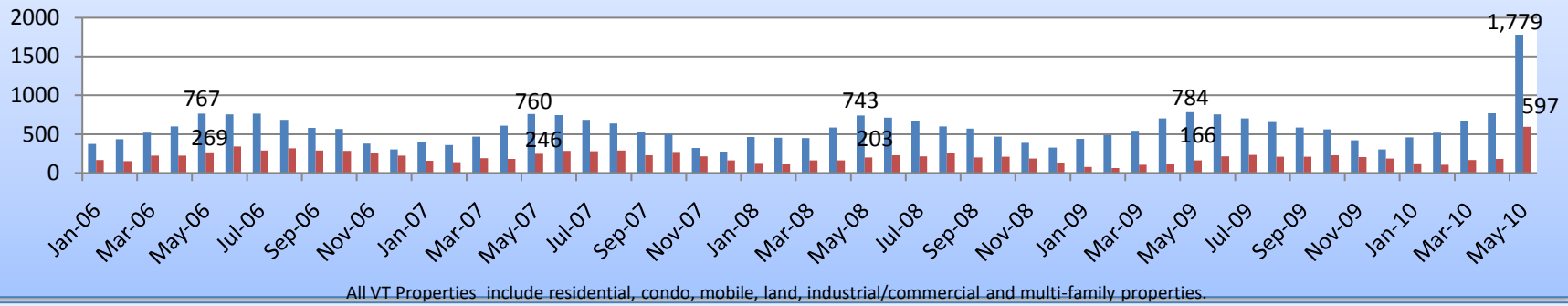
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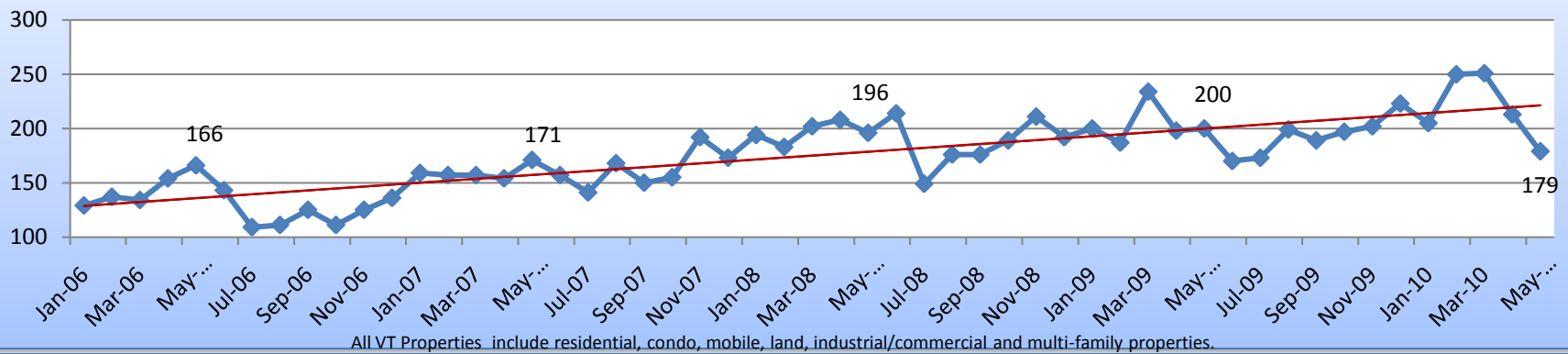
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### All VT Properties New Listings

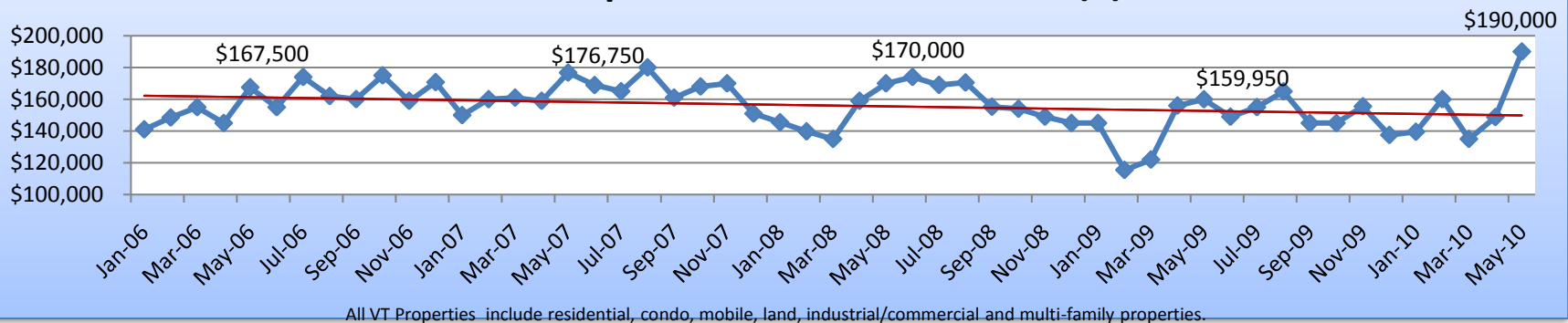
### All VT Properties Sold Listings



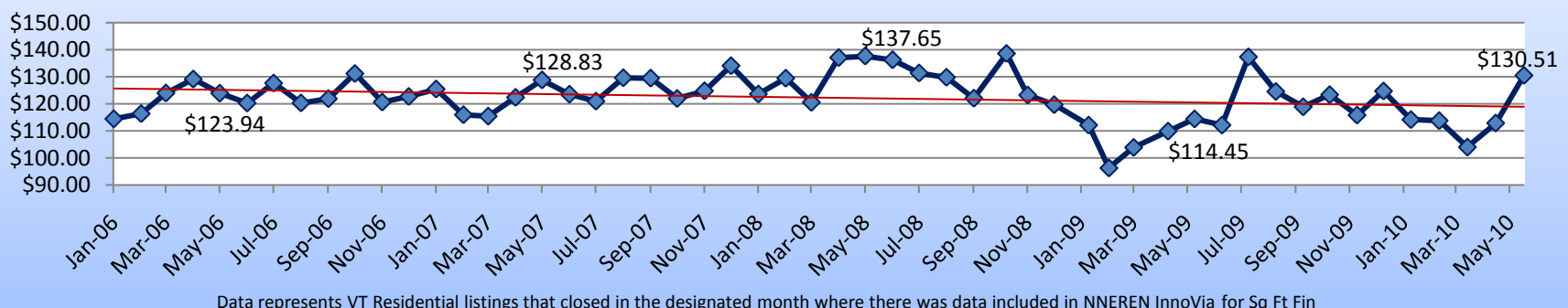
### All VT Properties Average Days on Market



### All VT Properties Median Sale Price (\$)



### VT Residential Avg Selling Price/Sq Ft





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### State of Vermont All Counties

	May-10	Change from Apr-10	May-09	Change from 5/10 - 5/09	YTD 2010	YTD 2009	2010 - 2009 YTD
<b>Residential</b>							
New Listings	1,165	-10.93%	1,523	-23.51%	5,335	5,562	-4.08%
Sold Listings	387	6.03%	333	16.22%	1,469	1,117	31.51%
Volume - Sold Listings (\$)	\$92,653,012	2.06%	\$75,499,411	22.72%	\$349,116,637	\$253,837,066	37.54%
Median Sale Price (\$)	\$202,000	-1.46%	\$200,000	1.00%	\$199,000	\$195,000	2.05%
Average Days on Market	173	-3.89%	156	10.90%	183	154	18.83%
<b>Condo</b>							
New Listings	184	-27.56%	228	-19.30%	1,148	1,186	-3.20%
Sold Listings	113	9.71%	93	21.51%	381	275	38.55%
Volume - Sold Listings (\$)	\$25,553,771	29.02%	\$20,608,663	24.00%	\$80,184,126	\$56,097,994	42.94%
Median Sale Price (\$)	\$190,000	11.76%	\$185,000	2.70%	\$179,000	\$174,000	2.87%
Average Days on Market	155	6.16%	164	-5.49%	180	189	-4.76%
<b>Mobile/Manufactured</b>							
New Listings	36	89.47%	28	28.57%	112	124	-9.68%
Sold Listings	12	-36.84%	6	100.00%	46	35	31.43%
Volume - Sold Listings (\$)	\$387,500	-43.81%	\$219,000	76.94%	\$1,561,365	\$1,071,100	45.77%
Median Sale Price (\$)	\$28,750	-20.14%	\$33,750	-14.81%	\$28,500	\$24,000	18.75%
Average Days on Market	134	-5.63%	195	-31.28%	164	143	14.69%
<b>*All Properties</b>							
New Listings	1,779	-13.43%	2,247	-20.83%	8,554	8,955	-4.48%
Sold Listings	597	6.23%	492	21.34%	2,216	1,655	33.90%
Volume - Sold Listings (\$)	\$283,003,460	130.46%	\$104,473,484	170.89%	\$628,543,625	\$344,505,005	82.45%
Median Sale Price (\$)	\$190,000	2.70%	\$188,000	1.06%	\$180,000	\$177,000	1.69%
Average Days on Market	179	-1.65%	163	9.82%	188	163	15.34%

\*All properties include residential, condo, mobile, land, commercial/industrial and multi-family properties.

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### State of Vermont

#### County: Addison, VT

	May-10	Change from Apr-10	May-09	Change from 5/10 - 5/09	YTD 2010	YTD 2009	2010 - 2009 YTD
<b>Residential</b>							
New Listings	65	-4.41%	69	-5.80%	269	318	-15.41%
Sold Listings	24	84.62%	10	140.00%	68	52	30.77%
Volume - Sold Listings (\$)	\$6,158,300	103.30%	\$2,433,500	153.06%	\$15,012,022	\$11,987,900	25.23%
Median Sale Price (\$)	\$219,250	9.63%	\$237,000	-7.49%	\$199,500	\$209,750	-4.89%
Average Days on Market	205	10.81%	177	15.82%	193	164	17.68%
<b>Condo</b>							
New Listings	2	0.00%	0	N/A	8	13	-38.46%
Sold Listings	1	0.00%	1	0.00%	4	3	33.33%
Volume - Sold Listings (\$)	\$315,000	52.91%	\$630,000	-50.00%	\$776,250	\$1,184,000	-34.44%
Median Sale Price (\$)	\$315,000	52.91%	\$630,000	-50.00%	\$176,875	\$385,000	-54.06%
Average Days on Market	373	118.13%	531	-29.76%	253	337	-24.93%
<b>Mobile/Manufactured</b>							
New Listings	2	0.00%	2	0.00%	15	14	7.14%
Sold Listings	0	-100.00%	0	N/A	4	3	33.33%
Volume - Sold Listings (\$)	\$0	-100.00%	\$0	N/A	\$126,900	\$49,400	156.88%
Median Sale Price (\$)	\$0	-100.00%	\$0	N/A	\$25,500	\$15,900	60.38%
Average Days on Market	0	-100.00%	0	N/A	91	35	160.00%
<b>*All Properties</b>							
New Listings	84	-4.55%	104	-19.23%	372	479	-22.34%
Sold Listings	27	35.00%	14	92.86%	84	69	21.74%
Volume - Sold Listings (\$)	\$6,821,800	87.80%	\$3,476,000	96.25%	\$16,812,172	\$14,999,100	12.09%
Median Sale Price (\$)	\$221,500	25.18%	\$237,000	-6.54%	\$183,550	\$191,000	-3.90%
Average Days on Market	217	27.65%	186	16.67%	193	154	25.32%

\*All properties include residential, condo, mobile, land, commercial/industrial and multi-family properties.

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### State of Vermont

#### County: Bennington, VT

	May-10	Change from Apr-10	May-09	Change from 5/10 - 5/09	YTD 2010	YTD 2009	2010 - 2009 YTD
<b>Residential</b>							
New Listings	92	9.52%	100	-8.00%	343	313	9.58%
Sold Listings	22	-26.67%	12	83.33%	94	53	77.36%
Volume - Sold Listings (\$)	\$4,310,000	-67.19%	\$4,097,750	5.18%	\$29,681,411	\$14,746,862	101.27%
Median Sale Price (\$)	\$169,950	-37.22%	\$215,000	-20.95%	\$216,750	\$212,500	2.00%
Average Days on Market	230	-12.88%	148	55.41%	291	170	71.18%
<b>Condo</b>							
New Listings	7	-12.50%	7	0.00%	51	67	-23.88%
Sold Listings	5	150.00%	2	150.00%	16	8	100.00%
Volume - Sold Listings (\$)	\$1,232,231	68.57%	\$268,000	359.79%	\$3,952,731	\$1,936,000	104.17%
Median Sale Price (\$)	\$245,000	-32.97%	\$134,000	82.84%	\$247,500	\$180,500	37.12%
Average Days on Market	221	612.90%	332	-33.43%	258	542	-52.40%
<b>Mobile/Manufactured</b>							
New Listings	2	100.00%	0	N/A	3	3	0.00%
Sold Listings	1	N/A	0	N/A	4	1	300.00%
Volume - Sold Listings (\$)	\$54,500	N/A	\$0	N/A	\$115,000	\$21,000	447.62%
Median Sale Price (\$)	\$54,500	N/A	\$0	N/A	\$20,500	\$21,000	-2.38%
Average Days on Market	188	N/A	0	N/A	154	14	1000.00%
<b>*All Properties</b>							
New Listings	129	12.17%	142	-9.15%	513	490	4.69%
Sold Listings	34	-17.07%	18	88.89%	130	81	60.49%
Volume - Sold Listings (\$)	\$146,040,434	892.01%	\$4,656,750	3036.10%	\$175,083,845	\$18,391,362	851.99%
Median Sale Price (\$)	\$169,950	-27.37%	\$174,500	-2.61%	\$189,000	\$175,000	8.00%
Average Days on Market	290	21.85%	163	77.91%	288	216	33.33%

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### State of Vermont

#### County: Caledonia, VT

	May-10	Change from Apr-10	May-09	Change from 5/10 - 5/09	YTD 2010	YTD 2009	2010 - 2009 YTD
<b>Residential</b>							
New Listings	60	-17.81%	88	-31.82%	264	264	0.00%
Sold Listings	12	-25.00%	11	9.09%	55	48	14.58%
Volume - Sold Listings (\$)	\$1,701,600	-5.31%	\$1,230,000	38.34%	\$7,915,100	\$5,748,200	37.70%
Median Sale Price (\$)	\$122,500	37.25%	\$114,000	7.46%	\$120,000	\$116,750	2.78%
Average Days on Market	249	62.75%	151	64.90%	191	191	0.00%
<b>Condo</b>							
New Listings	2	-33.33%	3	-33.33%	15	19	-21.05%
Sold Listings	0	-100.00%	1	-100.00%	3	3	0.00%
Volume - Sold Listings (\$)	\$0	-100.00%	\$375,000	-100.00%	\$1,107,500	\$764,000	44.96%
Median Sale Price (\$)	\$0	-100.00%	\$375,000	-100.00%	\$352,500	\$215,000	63.95%
Average Days on Market	0	-100.00%	579	-100.00%	341	513	-33.53%
<b>Mobile/Manufactured</b>							
New Listings	4	300.00%	1	300.00%	6	5	20.00%
Sold Listings	0	N/A	1	-100.00%	0	4	-100.00%
Volume - Sold Listings (\$)	\$0	N/A	\$75,000	-100.00%	\$0	\$224,000	-100.00%
Median Sale Price (\$)	\$0	N/A	\$75,000	-100.00%	\$0	\$48,500	-100.00%
Average Days on Market	0	N/A	133	-100.00%	0	231	-100.00%
<b>*All Properties</b>							
New Listings	92	-12.38%	121	-23.97%	414	394	5.08%
Sold Listings	15	-21.05%	18	-16.67%	79	66	19.70%
Volume - Sold Listings (\$)	\$2,080,200	-7.22%	\$2,279,500	-8.74%	\$10,787,557	\$7,897,200	36.60%
Median Sale Price (\$)	\$130,000	62.50%	\$116,250	11.83%	\$117,000	\$116,750	0.21%
Average Days on Market	252	41.57%	168	50.00%	190	200	-5.00%

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### State of Vermont

#### County: Chittenden, VT

	May-10	Change from Apr-10	May-09	Change from 5/10 - 5/09	YTD 2010	YTD 2009	2010 - 2009 YTD
<b>Residential</b>							
New Listings	143	-25.91%	197	-27.41%	816	834	-2.16%
Sold Listings	85	1.19%	86	-1.16%	312	268	16.42%
Volume - Sold Listings (\$)	\$26,459,283	10.07%	\$26,444,319	0.06%	\$94,299,825	\$80,401,912	17.29%
Median Sale Price (\$)	\$275,000	5.06%	\$274,000	0.36%	\$263,500	\$255,000	3.33%
Average Days on Market	93	-7.92%	98	-5.10%	102	100	2.00%
<b>Condo</b>							
New Listings	55	-49.54%	84	-34.52%	446	428	4.21%
Sold Listings	55	7.84%	50	10.00%	175	140	25.00%
Volume - Sold Listings (\$)	\$11,535,390	18.05%	\$10,312,513	11.86%	\$36,775,321	\$29,047,659	26.60%
Median Sale Price (\$)	\$190,000	11.76%	\$187,250	1.47%	\$188,500	\$187,750	0.40%
Average Days on Market	61	-17.57%	99	-38.38%	79	90	-12.22%
<b>Mobile/Manufactured</b>							
New Listings	3	50.00%	4	-25.00%	11	15	-26.67%
Sold Listings	3	N/A	1	200.00%	5	7	-28.57%
Volume - Sold Listings (\$)	\$70,000	N/A	\$21,500	225.58%	\$135,000	\$236,000	-42.80%
Median Sale Price (\$)	\$22,000	N/A	\$21,500	2.33%	\$30,000	\$32,500	-7.69%
Average Days on Market	200	N/A	14	1328.57%	190	127	49.61%
<b>*All Properties</b>							
New Listings	220	-40.70%	317	-30.60%	1,487	1,451	2.48%
Sold Listings	157	12.14%	147	6.80%	528	444	18.92%
Volume - Sold Listings (\$)	\$41,386,473	18.00%	\$39,333,332	5.22%	\$140,596,809	\$117,584,946	19.57%
Median Sale Price (\$)	\$235,000	2.90%	\$238,000	-1.26%	\$234,500	\$232,250	0.97%
Average Days on Market	85	-13.27%	103	-17.48%	97	98	-1.02%

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### State of Vermont County: Essex, VT

	May-10	Change from Apr-10	May-09	Change from 5/10 - 5/09	YTD 2010	YTD 2009	2010 - 2009 YTD
<b>Residential</b>							
New Listings	20	11.11%	20	0.00%	79	74	6.76%
Sold Listings	6	-33.33%	4	50.00%	25	16	56.25%
Volume - Sold Listings (\$)	\$444,300	-51.71%	\$507,900	-12.52%	\$2,128,700	\$1,587,580	34.08%
Median Sale Price (\$)	\$56,450	-16.99%	\$73,950	-23.66%	\$59,900	\$83,390	-28.17%
Average Days on Market	187	-50.92%	266	-29.70%	270	182	48.35%
<b>Condo</b>							
New Listings	0	N/A	0	N/A	0	0	N/A
Sold Listings	0	N/A	0	N/A	0	0	N/A
Volume - Sold Listings (\$)	\$0	N/A	\$0	N/A	\$0	\$0	N/A
Median Sale Price (\$)	\$0	N/A	\$0	N/A	\$0	\$0	N/A
Average Days on Market	0	N/A	0	N/A	0	0	N/A
<b>Mobile/Manufactured</b>							
New Listings	0	N/A	2	-100.00%	0	3	-100.00%
Sold Listings	0	N/A	0	N/A	0	0	N/A
Volume - Sold Listings (\$)	\$0	N/A	\$0	N/A	\$0	\$0	N/A
Median Sale Price (\$)	\$0	N/A	\$0	N/A	\$0	\$0	N/A
Average Days on Market	0	N/A	0	N/A	0	0	N/A
<b>*All Properties</b>							
New Listings	24	-14.29%	30	-20.00%	107	106	0.94%
Sold Listings	10	-9.09%	4	150.00%	34	18	88.89%
Volume - Sold Listings (\$)	\$713,800	-30.70%	\$507,900	40.54%	\$2,844,200	\$1,642,580	73.15%
Median Sale Price (\$)	\$46,500	-31.62%	\$73,950	-37.12%	\$57,500	\$76,640	-24.97%
Average Days on Market	264	-40.81%	266	-0.75%	328	180	82.22%

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### State of Vermont County: Franklin, VT

	May-10	Change from Apr-10	May-09	Change from 5/10 - 5/09	YTD 2010	YTD 2009	2010 - 2009 YTD
<b>Residential</b>							
New Listings	68	-26.88%	104	-34.62%	390	438	-10.96%
Sold Listings	25	-28.57%	21	19.05%	110	66	66.67%
Volume - Sold Listings (\$)	\$5,407,900	-24.62%	\$3,334,500	62.18%	\$20,859,515	\$11,241,425	85.56%
Median Sale Price (\$)	\$213,500	15.41%	\$139,500	53.05%	\$183,750	\$153,500	19.71%
Average Days on Market	105	-22.22%	117	-10.26%	131	99	32.32%
<b>Condo</b>							
New Listings	8	-20.00%	1	700.00%	29	57	-49.12%
Sold Listings	4	33.33%	0	N/A	8	5	60.00%
Volume - Sold Listings (\$)	\$732,400	48.89%	\$0	N/A	\$1,413,300	\$819,500	72.46%
Median Sale Price (\$)	\$181,250	19.24%	\$0	N/A	\$170,750	\$165,000	3.48%
Average Days on Market	129	-16.23%	0	N/A	137	149	-8.05%
<b>Mobile/Manufactured</b>							
New Listings	5	150.00%	2	150.00%	9	9	0.00%
Sold Listings	1	-50.00%	0	N/A	3	2	50.00%
Volume - Sold Listings (\$)	\$26,500	-74.02%	\$0	N/A	\$128,500	\$60,000	114.17%
Median Sale Price (\$)	\$26,500	-48.04%	\$0	N/A	\$46,000	\$30,000	53.33%
Average Days on Market	127	9.48%	0	N/A	119	96	23.96%
<b>*All Properties</b>							
New Listings	108	-22.30%	133	-18.80%	548	660	-16.97%
Sold Listings	34	-22.73%	25	36.00%	132	87	51.72%
Volume - Sold Listings (\$)	\$6,567,800	-21.99%	\$3,755,000	74.91%	\$23,578,815	\$13,581,425	73.61%
Median Sale Price (\$)	\$205,750	13.52%	\$139,500	47.49%	\$178,450	\$150,000	18.97%
Average Days on Market	110	-21.99%	124	-11.29%	137	119	15.13%

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#### County: Grand Isle, VT

	May-10	Change from Apr-10	May-09	Change from 5/10 - 5/09	YTD 2010	YTD 2009	2010 - 2009 YTD
<b>Residential</b>							
New Listings	40	-2.44%	39	2.56%	142	156	-8.97%
Sold Listings	11	57.14%	3	266.67%	27	17	58.82%
Volume - Sold Listings (\$)	\$2,542,799	8.53%	\$1,130,400	124.95%	\$7,141,749	\$3,737,246	91.10%
Median Sale Price (\$)	\$215,000	-21.82%	\$455,000	-52.75%	\$220,000	\$199,000	10.55%
Average Days on Market	130	-30.85%	115	13.04%	139	107	29.91%
<b>Condo</b>							
New Listings	0	N/A	0	N/A	0	0	N/A
Sold Listings	0	N/A	0	N/A	0	0	N/A
Volume - Sold Listings (\$)	\$0	N/A	\$0	N/A	\$0	\$0	N/A
Median Sale Price (\$)	\$0	N/A	\$0	N/A	\$0	\$0	N/A
Average Days on Market	0	N/A	0	N/A	0	0	N/A
<b>Mobile/Manufactured</b>							
New Listings	1	N/A	0	N/A	1	0	N/A
Sold Listings	0	N/A	0	N/A	0	0	N/A
Volume - Sold Listings (\$)	\$0	N/A	\$0	N/A	\$0	\$0	N/A
Median Sale Price (\$)	\$0	N/A	\$0	N/A	\$0	\$0	N/A
Average Days on Market	0	N/A	0	N/A	0	0	N/A
<b>*All Properties</b>							
New Listings	67	4.69%	63	6.35%	221	228	-3.07%
Sold Listings	13	85.71%	3	333.33%	33	18	83.33%
Volume - Sold Listings (\$)	\$2,782,799	18.77%	\$1,130,400	146.18%	\$8,099,749	\$3,754,246	115.75%
Median Sale Price (\$)	\$203,000	-26.18%	\$455,000	-55.38%	\$203,000	\$192,000	5.73%
Average Days on Market	115	-38.83%	115	0.00%	136	108	25.93%

\*All properties include residential, condo, mobile, land, commercial/industrial and multi-family properties.

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### State of Vermont County: Lamoille, VT

	May-10	Change from Apr-10	May-09	Change from 5/10 - 5/09	YTD 2010	YTD 2009	2010 - 2009 YTD
<b>Residential</b>							
New Listings	77	-14.44%	105	-26.67%	322	317	1.58%
Sold Listings	17	-10.53%	19	-10.53%	73	44	65.91%
Volume - Sold Listings (\$)	\$4,832,000	-36.31%	\$4,769,600	1.31%	\$24,672,250	\$11,948,000	106.50%
Median Sale Price (\$)	\$175,000	-14.63%	\$215,000	-18.60%	\$205,000	\$199,000	3.02%
Average Days on Market	218	70.31%	187	16.58%	177	187	-5.35%
<b>Condo</b>							
New Listings	13	-48.00%	18	-27.78%	72	63	14.29%
Sold Listings	5	150.00%	3	66.67%	13	6	116.67%
Volume - Sold Listings (\$)	\$2,235,000	174.23%	\$1,566,500	42.67%	\$4,579,868	\$2,188,500	109.27%
Median Sale Price (\$)	\$475,000	16.56%	\$700,000	-32.14%	\$285,000	\$250,000	14.00%
Average Days on Market	44	-84.17%	222	-80.18%	212	408	-48.04%
<b>Mobile/Manufactured</b>							
New Listings	4	N/A	2	100.00%	5	6	-16.67%
Sold Listings	0	-100.00%	0	N/A	2	2	0.00%
Volume - Sold Listings (\$)	\$0	-100.00%	\$0	N/A	\$80,225	\$23,700	238.50%
Median Sale Price (\$)	\$0	-100.00%	\$0	N/A	\$40,113	\$11,850	238.51%
Average Days on Market	0	-100.00%	0	N/A	230	152	51.32%
<b>*All Properties</b>							
New Listings	120	-21.57%	154	-22.08%	506	538	-5.95%
Sold Listings	26	-16.13%	26	0.00%	105	61	72.13%
Volume - Sold Listings (\$)	\$7,434,000	-26.14%	\$6,869,210	8.22%	\$31,900,343	\$16,123,310	97.85%
Median Sale Price (\$)	\$181,000	-8.59%	\$207,500	-12.77%	\$198,000	\$190,000	4.21%
Average Days on Market	200	2.56%	217	-7.83%	195	218	-10.55%

\*All properties include residential, condo, mobile, land, commercial/industrial and multi-family properties.

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### State of Vermont

#### County: Orange, VT

	May-10	Change from Apr-10	May-09	Change from 5/10 - 5/09	YTD 2010	YTD 2009	2010 - 2009 YTD
<b>Residential</b>							
New Listings	48	-22.58%	67	-28.36%	239	239	0.00%
Sold Listings	17	21.43%	10	70.00%	73	36	102.78%
Volume - Sold Listings (\$)	\$3,636,225	17.55%	\$1,362,000	166.98%	\$13,594,425	\$5,376,900	152.83%
Median Sale Price (\$)	\$185,500	0.27%	\$143,000	29.72%	\$164,000	\$144,000	13.89%
Average Days on Market	222	51.02%	159	39.62%	201	136	47.79%
<b>Condo</b>							
New Listings	2	N/A	0	N/A	2	0	N/A
Sold Listings	0	N/A	0	N/A	0	0	N/A
Volume - Sold Listings (\$)	\$0	N/A	\$0	N/A	\$0	\$0	N/A
Median Sale Price (\$)	\$0	N/A	\$0	N/A	\$0	\$0	N/A
Average Days on Market	0	N/A	0	N/A	0	0	N/A
<b>Mobile/Manufactured</b>							
New Listings	3	200.00%	1	200.00%	7	6	16.67%
Sold Listings	1	N/A	0	N/A	1	1	0.00%
Volume - Sold Listings (\$)	\$75,000	N/A	\$0	N/A	\$75,000	\$25,500	194.12%
Median Sale Price (\$)	\$75,000	N/A	\$0	N/A	\$75,000	\$25,500	194.12%
Average Days on Market	53	N/A	0	N/A	53	132	-59.85%
<b>*All Properties</b>							
New Listings	64	-15.79%	87	-26.44%	302	307	-1.63%
Sold Listings	21	10.53%	12	75.00%	87	47	85.11%
Volume - Sold Listings (\$)	\$4,120,725	10.20%	\$1,470,500	180.23%	\$15,175,825	\$6,372,060	138.16%
Median Sale Price (\$)	\$162,000	-3.57%	\$127,250	27.31%	\$156,500	\$134,000	16.79%
Average Days on Market	264	69.23%	231	14.29%	217	193	12.44%

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### State of Vermont

#### County: Orleans, VT

	May-10	Change from Apr-10	May-09	Change from 5/10 - 5/09	YTD 2010	YTD 2009	2010 - 2009 YTD
<b>Residential</b>							
New Listings	56	-18.84%	89	-37.08%	253	258	-1.94%
Sold Listings	20	42.86%	20	0.00%	81	59	37.29%
Volume - Sold Listings (\$)	\$4,664,400	34.44%	\$3,576,600	30.41%	\$13,997,916	\$8,361,500	67.41%
Median Sale Price (\$)	\$150,000	-24.91%	\$161,000	-6.83%	\$135,000	\$118,800	13.64%
Average Days on Market	206	-23.42%	204	0.98%	246	220	11.82%
<b>Condo</b>							
New Listings	2	-60.00%	2	0.00%	11	10	10.00%
Sold Listings	0	-100.00%	1	-100.00%	3	2	50.00%
Volume - Sold Listings (\$)	\$0	-100.00%	\$65,000	-100.00%	\$560,000	\$155,000	261.29%
Median Sale Price (\$)	\$0	-100.00%	\$65,000	-100.00%	\$155,000	\$77,500	100.00%
Average Days on Market	0	N/A	169	-100.00%	214	235	-8.94%
<b>Mobile/Manufactured</b>							
New Listings	2	-33.33%	2	0.00%	15	8	87.50%
Sold Listings	1	-50.00%	1	0.00%	5	2	150.00%
Volume - Sold Listings (\$)	\$53,000	-47.26%	\$46,000	15.22%	\$216,500	\$86,000	151.74%
Median Sale Price (\$)	\$53,000	5.47%	\$46,000	15.22%	\$45,000	\$43,000	4.65%
Average Days on Market	99	-45.90%	75	32.00%	351	197	78.17%
<b>*All Properties</b>							
New Listings	93	-27.34%	125	-25.60%	441	414	6.52%
Sold Listings	26	0.00%	28	-7.14%	117	90	30.00%
Volume - Sold Listings (\$)	\$4,928,525	7.14%	\$4,274,900	15.29%	\$16,502,641	\$12,564,700	31.34%
Median Sale Price (\$)	\$134,750	38.21%	\$121,900	10.54%	\$113,000	\$103,000	9.71%
Average Days on Market	188	-6.00%	215	-12.56%	221	210	5.24%

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### State of Vermont County: Rutland, VT

	May-10	Change from Apr-10	May-09	Change from 5/10 - 5/09	YTD 2010	YTD 2009	2010 - 2009 YTD
<b>Residential</b>							
New Listings	123	-32.42%	173	-28.90%	707	734	-3.68%
Sold Listings	46	4.55%	39	17.95%	152	123	23.58%
Volume - Sold Listings (\$)	\$7,985,805	6.82%	\$5,938,720	34.47%	\$26,912,136	\$22,762,252	18.23%
Median Sale Price (\$)	\$147,440	-5.79%	\$133,000	10.86%	\$153,000	\$153,000	0.00%
Average Days on Market	155	6.16%	145	6.90%	156	130	20.00%
<b>Condo</b>							
New Listings	21	31.25%	25	-16.00%	101	113	-10.62%
Sold Listings	8	-50.00%	5	60.00%	40	23	73.91%
Volume - Sold Listings (\$)	\$1,138,500	-25.10%	\$710,000	60.35%	\$4,227,906	\$2,123,000	99.15%
Median Sale Price (\$)	\$147,000	142.98%	\$185,000	-20.54%	\$69,000	\$48,000	43.75%
Average Days on Market	238	6.73%	185	28.65%	301	421	-28.50%
<b>Mobile/Manufactured</b>							
New Listings	1	N/A	2	-50.00%	7	6	16.67%
Sold Listings	0	N/A	1	-100.00%	1	1	0.00%
Volume - Sold Listings (\$)	\$0	N/A	\$10,000	-100.00%	\$19,500	\$10,000	95.00%
Median Sale Price (\$)	\$0	N/A	\$10,000	-100.00%	\$19,500	\$10,000	95.00%
Average Days on Market	0	N/A	258	-100.00%	12	258	-95.35%
<b>*All Properties</b>							
New Listings	192	-27.27%	250	-23.20%	1,056	1,167	-9.51%
Sold Listings	59	-6.35%	51	15.69%	233	182	28.02%
Volume - Sold Listings (\$)	\$9,573,305	3.22%	\$7,192,720	33.10%	\$35,892,492	\$30,162,152	19.00%
Median Sale Price (\$)	\$144,880	-0.08%	\$130,000	11.45%	\$144,880	\$135,000	7.32%
Average Days on Market	167	-5.65%	176	-5.11%	187	173	8.09%

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### State of Vermont

#### County: Washington, VT

	May-10	Change from Apr-10	May-09	Change from 5/10 - 5/09	YTD 2010	YTD 2009	2010 - 2009 YTD
<b>Residential</b>							
New Listings	90	1.12%	139	-35.25%	374	473	-20.93%
Sold Listings	20	53.85%	28	-28.57%	108	116	-6.90%
Volume - Sold Listings (\$)	\$3,529,100	57.90%	\$5,747,500	-38.60%	\$21,173,423	\$24,046,300	-11.95%
Median Sale Price (\$)	\$150,000	0.00%	\$184,000	-18.48%	\$184,500	\$161,900	13.96%
Average Days on Market	247	30.69%	175	41.14%	230	169	36.09%
<b>Condo</b>							
New Listings	15	7.14%	27	-44.44%	73	102	-28.43%
Sold Listings	8	100.00%	10	-20.00%	23	25	-8.00%
Volume - Sold Listings (\$)	\$1,293,000	52.75%	\$1,738,900	-25.64%	\$3,951,000	\$3,937,600	0.34%
Median Sale Price (\$)	\$160,500	-27.87%	\$159,450	0.66%	\$168,000	\$159,900	5.07%
Average Days on Market	414	71.78%	242	71.07%	270	253	6.72%
<b>Mobile/Manufactured</b>							
New Listings	3	200.00%	3	0.00%	7	16	-56.25%
Sold Listings	0	-100.00%	1	-100.00%	6	5	20.00%
Volume - Sold Listings (\$)	\$0	-100.00%	\$19,500	-100.00%	\$132,000	\$119,500	10.46%
Median Sale Price (\$)	\$0	-100.00%	\$19,500	-100.00%	\$22,750	\$19,500	16.67%
Average Days on Market	0	-100.00%	42	-100.00%	136	85	60.00%
<b>*All Properties</b>							
New Listings	152	10.14%	223	-31.84%	640	797	-19.70%
Sold Listings	41	64.00%	45	-8.89%	171	169	1.18%
Volume - Sold Listings (\$)	\$18,148,299	343.51%	\$8,449,400	114.79%	\$41,392,922	\$30,971,700	33.65%
Median Sale Price (\$)	\$137,000	-4.20%	\$162,500	-15.69%	\$160,000	\$149,900	6.74%
Average Days on Market	301	66.30%	183	64.48%	239	179	33.52%

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### State of Vermont

#### County: Windham, VT

	May-10	Change from Apr-10	May-09	Change from 5/10 - 5/09	YTD 2010	YTD 2009	2010 - 2009 YTD
<b>Residential</b>							
New Listings	136	40.21%	134	1.49%	494	495	-0.20%
Sold Listings	40	60.00%	28	42.86%	126	101	24.75%
Volume - Sold Listings (\$)	\$9,830,300	90.66%	\$5,667,750	73.44%	\$31,671,200	\$22,474,147	40.92%
Median Sale Price (\$)	\$198,000	-3.41%	\$214,250	-7.58%	\$205,000	\$195,000	5.13%
Average Days on Market	170	-22.02%	173	-1.73%	192	195	-1.54%
<b>Condo</b>							
New Listings	35	20.69%	31	12.90%	177	183	-3.28%
Sold Listings	15	15.38%	9	66.67%	55	36	52.78%
Volume - Sold Listings (\$)	\$4,062,750	57.55%	\$2,583,250	57.27%	\$13,363,650	\$7,928,750	68.55%
Median Sale Price (\$)	\$275,000	57.14%	\$290,000	-5.17%	\$170,000	\$160,000	6.25%
Average Days on Market	181	-18.47%	197	-8.12%	208	244	-14.75%
<b>Mobile/Manufactured</b>							
New Listings	2	100.00%	3	-33.33%	10	11	-9.09%
Sold Listings	3	0.00%	0	N/A	8	4	100.00%
Volume - Sold Listings (\$)	\$64,500	-49.61%	\$0	N/A	\$325,740	\$91,500	256.00%
Median Sale Price (\$)	\$17,000	-57.50%	\$0	N/A	\$32,500	\$24,500	32.65%
Average Days on Market	107	-1.83%	0	N/A	102	124	-17.74%
<b>*All Properties</b>							
New Listings	213	29.88%	217	-1.84%	884	894	-1.12%
Sold Listings	67	17.54%	42	59.52%	238	159	49.69%
Volume - Sold Listings (\$)	\$15,710,550	58.40%	\$8,807,500	78.38%	\$51,332,940	\$32,619,397	57.37%
Median Sale Price (\$)	\$196,000	18.79%	\$204,250	-4.04%	\$169,500	\$180,000	-5.83%
Average Days on Market	168	-33.60%	167	0.60%	199	209	-4.78%

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### State of Vermont

#### County: Windsor, VT

	May-10	Change from Apr-10	May-09	Change from 5/10 - 5/09	YTD 2010	YTD 2009	2010 - 2009 YTD
<b>Residential</b>							
New Listings	147	-1.34%	199	-26.13%	643	649	-0.92%
Sold Listings	42	0.00%	42	0.00%	165	118	39.83%
Volume - Sold Listings (\$)	\$11,151,000	19.59%	\$9,258,872	20.44%	\$40,056,965	\$29,416,842	36.17%
Median Sale Price (\$)	\$212,000	16.16%	\$209,500	1.19%	\$196,000	\$200,000	-2.00%
Average Days on Market	244	-17.01%	231	5.63%	251	214	17.29%
<b>Condo</b>							
New Listings	22	-33.33%	30	-26.67%	163	131	24.43%
Sold Listings	12	33.33%	11	9.09%	41	24	70.83%
Volume - Sold Listings (\$)	\$3,009,500	35.67%	\$2,359,500	27.55%	\$9,476,600	\$6,013,985	57.58%
Median Sale Price (\$)	\$205,000	-24.63%	\$165,500	23.87%	\$180,000	\$160,250	12.32%
Average Days on Market	339	69.50%	233	45.49%	354	168	110.71%
<b>Mobile/Manufactured</b>							
New Listings	4	-20.00%	4	0.00%	16	22	-27.27%
Sold Listings	2	-33.33%	1	100.00%	7	3	133.33%
Volume - Sold Listings (\$)	\$44,000	-54.64%	\$47,000	-6.38%	\$207,000	\$124,500	66.27%
Median Sale Price (\$)	\$22,000	-38.89%	\$47,000	-53.19%	\$31,000	\$47,000	-34.04%
Average Days on Market	112	-52.74%	648	-82.72%	194	294	-34.01%
<b>*All Properties</b>							
New Listings	221	-0.45%	281	-21.35%	1,063	1,030	3.20%
Sold Listings	67	13.56%	59	13.56%	245	164	49.39%
Volume - Sold Listings (\$)	\$16,694,750	22.34%	\$12,270,372	36.06%	\$58,543,315	\$37,840,827	54.71%
Median Sale Price (\$)	\$195,000	11.43%	\$182,000	7.14%	\$175,000	\$176,500	-0.85%
Average Days on Market	256	-2.29%	227	12.78%	266	207	28.50%

\*All properties include residential, condo, mobile, land, commercial/industrial and multi-family properties.

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