

Many fields from our current version of Matrix have a direct equivalent in the RESO Data Dictionary and the new version of Matrix (for example, address fields, list price, most date fields, and others). For other fields, use the list below to find which REcolorado fields/options should be used.

Current Matrix Fields/Options	New Matrix RESO Fields/Options
Access	Road Frontage Type
Access Maintained By	Road Responsibility
Acres Crop, Cultivate, Irrigated, Leased, Pasture	Crops Area, Cultivated Area, Irrigated Area, Leased Acres, Pasture Area
All "HOA" fields (Master HOA Name, Master HOA Fee, etc.)	These fields now use "Association" rather than HOA. Note: Exterior Maintenance w/Roof is now "Maintenance Structure"
Allow Internet Display	Internet Entire Listing Display YN
Allow Internet Display of Address	Internet Address Display YN
All expense fields (Income/Commercial) <ul style="list-style-type: none"> <li>• Accounting/Legal</li> <li>• Advertising/Permits</li> <li>• Electricity</li> <li>• Expenses/Benefits</li> <li>• Gas</li> <li>• Heat Expense</li> <li>• HOA Fees</li> <li>• Internet</li> <li>• Offsite Management</li> <li>• Other</li> <li>• Other Services</li> <li>• Payroll</li> <li>• Personal Property Tax</li> <li>• Phone</li> <li>• Property Insurance</li> <li>• Real Estate Taxes</li> <li>• Repairs &amp; Maintenance</li> <li>• Taxes/Workers Compensation</li> <li>• TV</li> <li>• Water</li> </ul>	Operating Expense Operating Expense Includes

Current Matrix Fields/Options	New Matrix RESO Fields/Options
<p>Appliances</p> <ul style="list-style-type: none"> <li>• Central Vacuum</li> <li>• Smoke Alarm</li> </ul> <p>All other options</p> <ul style="list-style-type: none"> <li>• Compactor</li> <li>• Convection Oven</li> <li>• Cook Top</li> <li>• Dishwasher</li> <li>• Disposal</li> <li>• Double Oven</li> <li>• Downdraft</li> <li>• Dryer</li> <li>• Freezer</li> <li>• Microwave Oven</li> <li>• Range Hood</li> <li>• Refrigerator (Kitchen)</li> <li>• Refrigerator (Other)</li> <li>• Self-Cleaning Oven</li> <li>• Stove/Range/Oven</li> <li>• Sump Pump</li> <li>• Warming Oven/Drawer</li> <li>• Washer</li> <li>• Water Purifier</li> <li>• Water Softener</li> <li>• Wine Cooler</li> </ul>	<ul style="list-style-type: none"> <li>• Interior Features</li> <li>• Security Features</li> </ul> <p>Appliances</p> <ul style="list-style-type: none"> <li>• Trash Compactor</li> <li>• Convection Oven</li> <li>• Cooktop</li> <li>• Dishwasher</li> <li>• Disposal</li> <li>• Double Oven</li> <li>• Down Draft</li> <li>• Dryer</li> <li>• Freezer</li> <li>• Microwave</li> <li>• Range Hood</li> <li>• Refrigerator</li> <li>• Refrigerator</li> <li>• Self Cleaning Oven</li> <li>• Oven</li> <li>• Sump Pump</li> <li>• Warming Drawer</li> <li>• Washer</li> <li>• Water Purifier</li> <li>• Water Softener</li> <li>• Wine Cooler</li> </ul>
Approval Conditions	Contingency
<p>Architecture</p> <ul style="list-style-type: none"> <li>• Single Wide, Double Wide, Triple Wide</li> <li>• Cluster, Patio, Townhouse</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• Body Type</li> <li>• Structure Type→Patio/Cluster, Rowhouse</li> <li>• Architectural Style</li> </ul>
Auction Price Type→Lowest Bid or Reserve Price	Special Listing Conditions→Auction
<p>Basement Finished</p> <ul style="list-style-type: none"> <li>• Yes</li> <li>• No</li> </ul>	<p>Basement</p> <ul style="list-style-type: none"> <li>• Finished</li> <li>• Unfinished</li> </ul>

Current Matrix Fields/Options	New Matrix RESO Fields/Options
Basement % Finished & SqFt Basement	Below Grade Finished Area (calculated based on SqFt Basement * Basement % Finished)
Basement Size	Basement
Basement Size <ul style="list-style-type: none"> <li>• Full or Partial</li> <li>• None</li> </ul>	Basement YN <ul style="list-style-type: none"> <li>• Yes</li> <li>• No</li> </ul>
Basement Type	Basement
Broker Remarks	Private Remarks
Building Type	Structure Type
Business Type	Business Type Current Use
Buyer Agency Compensation	Buyer Agency Compensation Buyer Agency Compensation Type
Buyer Tour Region (SSBR Only)	City Region (Buyer Tour Region)
Community Features	Association Amenities Association Fee Includes
Community Status	Property Condition
Compensation of Lease	Compensation Based On
Complex Name	Building (Complex) Name
Concession→This field was multi-select	Concessions→In RESO, this is single select
Construction Details	Property Condition
Construction <ul style="list-style-type: none"> <li>• Geodesic Dome</li> <li>• Manufactured, Mobile, Modular</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• Architectural Style</li> <li>• Options retired</li> <li>• Construction Materials</li> </ul>
Cooling <ul style="list-style-type: none"> <li>• Ceiling Fan</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• Interior Features→Ceiling Fan</li> <li>• Cooling</li> </ul>
Co Selling Agent / Office Fields	Co Buyer Agent / Office fields
Countertop Type	Interior Features

Current Matrix Fields/Options	New Matrix RESO Fields/Options
Distance to Bus Distance to Light Rail Distance to Other Transit  Public Transit Distance Type	Field names are equivalent (but include "Numeric"), but the RESO fields are integers rather than decimals. Note: Mapped values will be rounded; review and update if needed.  Distance to Bus Units Distance to Light Rail Units Distance to Other Transit Units
DOM	Days in MLS (DIM)
Earnest Check To <ul style="list-style-type: none"> <li>• "For Sale" listings</li> <li>• Rental listings</li> </ul>	<ul style="list-style-type: none"> <li>• Contract Earnest Check To</li> <li>• Rent Security Deposit To</li> </ul>
Electricity	Utilities
Electricity Service	Electric
End Unit→Yes	Common Walls→End Unit
Exterior Features <ul style="list-style-type: none"> <li>• Exterior Basement Entrance</li> <li>• Fence, Fenced Pasture</li> <li>• Professional Landscaping, Sprinkler System</li> <li>• Satellite Dish</li> <li>• Covered Deck, Covered Patio, Deck, Front Porch, Patio, Rooftop Patio, Wraparound Porch</li> <li>• Pool, Private</li> <li>• Pond/Lake</li> <li>• Greenhouse, Utility Shed</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• Basement</li> <li>• Fencing</li> <li>• Lot Features→Landscaped, Sprinklers in Rear / Front</li> <li>• Other Equipment</li> <li>• Patio and Porch Features→Covered, Deck, Front Porch, Patio, Rooftop, Wrap Around</li> <li>• Pool Features</li> <li>• Waterfront Features→Lake, Pond</li> <li>• Outbuilding Type</li> <li>• Exterior Features</li> </ul>
Exterior Materials	Construction Materials
Front Faces	Direction Faces

Current Matrix Fields/Options	New Matrix RESO Fields/Options
<p>Features</p>	<p>Building Features                      Business Amenities                      Documents Available                      Horse Amenities                      Interior Features                      Other Equipment                      Pool Features                      Security Features</p>
<p>Fireplace Types</p> <ul style="list-style-type: none"> <li>• Firepit</li> <li>• Coal</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• ExteriorFeatures→Firepit</li> <li>• Heating→Coal</li> <li>• Fireplace Features</li> </ul>
<p>Fireplace Locations</p>	<p>Fireplace Features</p>
<p># Fireplaces</p>	<p>Fireplaces Total</p>
<p>Gas, Gas Type</p>	<p>Utilities</p>
<p>Green Certifications</p> <ul style="list-style-type: none"> <li>• Energy Star Qualified Home</li> <li>• HERS Score</li> <li>• LEED Level</li> <li>• NAHB/ICC-700 Level</li> <li>• Home Energy Score</li> </ul>	<p>Green Building Verification</p>
<p>Green Features</p> <ul style="list-style-type: none"> <li>• Solar PV/Kilowatts</li> <li>• Solar Thermal/Solar Thermal Type</li> </ul>	<p>Power Production</p>
<p>Heating Type, Fuel Type</p>	<p>Heating</p>
<p>Horse Facility Type</p>	<p>Outbuilding Type</p>
<p>Horse Property Features</p> <ul style="list-style-type: none"> <li>• Fenced</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• Fencing→Full</li> <li>• Horse Amenities</li> </ul>

Current Matrix Fields/Options	New Matrix RESO Fields/Options
<p>Interior Features</p> <ul style="list-style-type: none"> <li>• Handicap Accessible</li> <li>• Exterior Basement Entrance, Finished Basement, Interior Basement Entrance, Sump Pump</li> <li>• Drive Indoors</li> <li>• Fully Furnished</li> <li>• Home Theater</li> <li>• Pet Free</li> <li>• Pool, Indoor</li> <li>• Remodeled, Updated</li> <li>• Security Entrance, Security System</li> <li>• Steam Room</li> <li>• Cable Available</li> <li>• Double Pane Windows, Skylights, Storm Windows, Triple Pane Windows, Window Coverings, Window Treatment-All/Negot.</li> <li>• Exercise Room, Game Room, Master Bath, Workshop</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• Accessibility Features</li> <li>• Basement</li> <li>• Building Features (Commercial)</li> <li>• Furnished</li> <li>• Other Equipment</li> <li>• Pets Allowed</li> <li>• Pool Features</li> <li>• Property Condition</li> <li>• Security Features</li> <li>• Spa Features</li> <li>• Utilities</li> <li>• Window Features</li> <li>• Room Types</li> <li>• Interior Features</li> </ul>
Irrigation Type	Irrigation Source
<p>Site Topography</p> <ul style="list-style-type: none"> <li>• Lake, Pond, Creek/Stream, River</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• Waterfront Features</li> <li>• Lot Features</li> </ul>
<p>Laundry</p> <ul style="list-style-type: none"> <li>• Coin-operated</li> <li>• Washer/Dryer Included</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• Association Amenities</li> <li>• Appliances</li> <li>• Laundry Features</li> </ul>
Laundry Location	Laundry Features
Lease Duration	Lease Term (Minimum)
Livestock (Other Animals Allowed)	Possible Use
MLS	MLS (Note: field name is Originating System Name)
MLS Number	Listing ID
Model	Builder Model

Current Matrix Fields/Options	New Matrix RESO Fields/Options
Legal Description	Tax Legal Description
Locale	Subdivision Name
Lot Depth, Lot Frontage	Lot Size Dimensions
Other HVAC <ul style="list-style-type: none"> <li>• Central Hot Water</li> <li>• Electric Water Heater, Gas Water Heater, Humidifier, Propane Water Heater, Solar Water Heater</li> <li>• Electronic Air Filter</li> <li>• Geo Thermal</li> </ul>	<ul style="list-style-type: none"> <li>• Association Amenities</li> <li>• Appliances</li> <li>• Other Equipment</li> <li>• Cooling, Heating</li> </ul>
# of Additional Structures	# of Outbuildings (or Outbuilding Number Of)
Other Available Utilities	Utilities
Outdoor Arena SqFt (Horse)	Horse Amenities→Outdoor Arena
Owner Paid Utilities	Owner Pays
Price Per Acre	PPA
Price Type <ul style="list-style-type: none"> <li>• Auction Price</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• Special Listing Conditions→Auction</li> <li>• Price Type</li> </ul>
Property Information <ul style="list-style-type: none"> <li>• Accessible/Handicap Features</li> <li>• Reservations/Pre-Sale</li> <li>• Corporate Rental</li> <li>• Buyers Warranty</li> <li>• 1031 Exchange, Rent-to-Own</li> <li>• Subdividable</li> <li>• Owner/Tenant Occupied, Vacant</li> <li>• Agent Owner</li> <li>• Quick Move-In/Possession</li> <li>• Fix-Up</li> <li>• HUD Owned</li> <li>• Income History Available, Income Potential</li> </ul>	<ul style="list-style-type: none"> <li>• Accessibility Features</li> <li>• Development Status</li> <li>• Corporate Rental YN→Yes</li> <li>• Home Warranty YN→Yes</li> <li>• Listing Terms</li> <li>• Lot Features</li> <li>• Occupant Type</li> <li>• Ownership (Seller Type)</li> <li>• Possession</li> <li>• Property Condition</li> <li>• Special Listing Conditions</li> <li>• Options retired</li> </ul>
Reports Available	Documents Available

Current Matrix Fields/Options	New Matrix RESO Fields/Options
<p>Restrictions &amp; Covenants</p> <ul style="list-style-type: none"> <li>• None</li> <li>• HOA Documents Available</li> <li>• Cats OK, Dogs OK, Pet Restrictions, Pets Only Allowed for Owner</li> <li>• Age Restricted (55+)</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• Restrictions Covenants YN→No</li> <li>• Documents Available</li> <li>• Pets Allowed</li>   <li>• Senior Community YN→Yes</li> <li>• Restrictions/Covenants</li> </ul>
<p>Room Types</p> <ul style="list-style-type: none"> <li>• Bathroom</li> <li>• Bathroom (1/2)</li> <li>• Bathroom (1/4)</li> <li>• Bathroom (3/4)</li> <li>• Bathroom (Full)</li> <li>• Bedroom</li> <li>• Dining Room</li> <li>• Exercise Room</li> <li>• Family Room</li> <li>• Flex Space</li> <li>• Great Room</li> <li>• Kitchen</li> <li>• Laundry</li> <li>• Living Room</li> <li>• Loft</li> <li>• Master Bedroom</li> <li>• Media Room</li> <li>• Mud Room</li> <li>• Rec/Bonus Room</li> <li>• Study/Den</li> <li>• Sun Room</li> <li>• Utility/Mech</li> <li>• Wine Cellar</li> </ul> <p>These options from Interior Features are being mapped into Room Type:</p> <ul style="list-style-type: none"> <li>• Game Room</li> <li>• Exercise Room</li> <li>• Master Bath</li>   <li>• Workshop</li> </ul>	<p>Room Types</p> <ul style="list-style-type: none"> <li>• Bathroom</li> <li>• Bathroom (1/2)</li> <li>• Bathroom (1/4)</li> <li>• Bathroom (3/4)</li> <li>• Bathroom (Full)</li> <li>• Bedroom</li> <li>• Dining Room</li> <li>• Exercise Room</li> <li>• Family Room</li> <li>• Bonus Room</li> <li>• Great Room</li> <li>• Kitchen</li> <li>• Laundry</li> <li>• Living Room</li> <li>• Loft</li> <li>• Master Bedroom</li> <li>• Media Room</li> <li>• Mud Room</li> <li>• Bonus Room</li> <li>• Den</li> <li>• Sun Room</li> <li>• Utility Room</li> <li>• Wine Cellar</li>   <li>• Game Room</li> <li>• Exercise Room</li> <li>• Master Bath (mapped for search purposes only; new and updated listings will need to choose a Master Bath type)</li> <li>• Workshop</li> </ul>



Current Matrix Fields/Options	New Matrix RESO Fields/Options
Partial Ownership Type <ul style="list-style-type: none"> <li>• Fractional</li> <li>• Timeshare</li> </ul>	Property Subtype <ul style="list-style-type: none"> <li>• Residential subtype</li> <li>• Specialty subtype</li> </ul>
Primary Road <ul style="list-style-type: none"> <li>• Easement</li> <li>• Lease</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• Road Frontage Type</li> <li>• Road Responsibility</li> <li>• Road Surface Type</li> </ul>
Rough-In Bath	Basement→Bath/Stubbed
Selling Agent / Selling Office	Buyer Agent / Buyer Office
Senior Tax Exemptions	Tax Exemptions
Sewer Installed→Yes	Utilities→Sewer Connected
Site Description <ul style="list-style-type: none"> <li>• Adjacent to Park, Gated Community, Gold Community</li> <li>• Cross Country Skiing, Ski In / Ski Out (Downhill)</li> <li>• Waterfront</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• Association Amenities</li> <li>• Ski Features</li> <li>• Waterfront Features</li> <li>• Lot Features</li> </ul>
Site Type <ul style="list-style-type: none"> <li>• Mining Claim</li> <li>• Caretaker/Multiple Homes Allowed, Mobile Homes Allowed, Modulares Allowed, Mountain Property</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• Documents Available</li> <li>• Options retired</li> <li>• Current Use</li> </ul>
Smart Home Features <ul style="list-style-type: none"> <li>• Dishwasher, Dryer, Freezer, Microwave, Refrigerator, Stove/Oven, Washer</li> <li>• Sprinklers</li> <li>• HVAC/Fans/Vents</li> <li>• Audio/Video Controls, Ceiling Fans, Lighting, Thermostat, Window Coverings</li> <li>• Garage Door</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• Appliances→Smart Appliances</li> <li>• Exterior Features→Smart Irrigation</li> <li>• Green Energy Efficient→HVAC</li> <li>• Interior Features</li> <li>• Parking Features</li> <li>• Security Features</li> </ul>
Sold Date, Sold Price	Close Date, Close Price

Current Matrix Fields/Options	New Matrix RESO Fields/Options
Sold Term	Buyer Financing
SqFt Above	Above Grade Finished Area
SqFt Basement	Below Grade Finished Area Below Grade Unfinished Area
SqFt Finished	Living Area
SqFt Other Finished	Livable Structure Other Area
SqFt Other Finished Description <ul style="list-style-type: none"> <li>• Carriage House, Guest House</li> <li>• Mother-In-Law</li> </ul>	<ul style="list-style-type: none"> <li>• Livable Structure Type</li> <li>• Interior Features→In-Law Floorplan</li> </ul>
Status <ul style="list-style-type: none"> <li>• Incoming</li> <li>• Active</li> <li>• Under Contract</li> <li>• Sold</li> <li>• Leased</li> <li>• Withdrawn</li> <li>• Expired</li> </ul>	MLS Status (labeled in Matrix as Status) <ul style="list-style-type: none"> <li>• Incomplete</li> <li>• Active</li> <li>• Pending</li> <li>• Closed</li> <li>• Leased</li> <li>• Withdrawn</li> <li>• Expired</li> </ul>
Status <ul style="list-style-type: none"> <li>• Active</li> <li>• Under Contract</li> <li>• Under Contract-Accepting Backups</li> <li>• Sold</li> <li>• Leased</li> <li>• Withdrawn</li> <li>• Expired</li> </ul>	Standard Status (RESO-defined statuses, available as an addable field) <ul style="list-style-type: none"> <li>• Active</li> <li>• Pending</li> <li>• Active Under Contract</li> <li>• Closed</li> <li>• Closed</li> <li>• Withdrawn</li> <li>• Expired</li> </ul>
Structure Type (Additional Living Structures)	Livable Structure Types
Style <ul style="list-style-type: none"> <li>• 2 Story, 3+ Story, Bi-Level, Multi-Level, Multi-Story, Raised Ranch, Ranch/1 Story, Tri-Level</li> <li>• Patio</li> <li>• Raised Ranch</li> <li>• Condominium, Townhouse, Other Multi-Unit</li> </ul>	<ul style="list-style-type: none"> <li>• Levels (valid options are One, Two, Three or More, Bi-Level, Tri-Level, Multi/Split</li> <li>• Structure Type→Patio/Cluster</li> <li>• Foundation Details→Raised</li> <li>• These options were moved to Property Subtype and set based on Legal Description</li> </ul>

Current Matrix Fields/Options	New Matrix RESO Fields/Options
Style Characteristics <ul style="list-style-type: none"> <li>• Free Standing, Strip Center</li> <li>• All other options retired</li> </ul>	<ul style="list-style-type: none"> <li>• Structure Type</li> </ul>
Subfloor / Foundation Type	Basement Foundation Details
Tax ID	Parcel Number
Tenant Paid Utilities	Tenant Pays
Third List Agent	Co List Agent 2
Total Parking Spaces	Parking Total
Type	Property Sub Type
Under Contract Date	Purchase Contract Date
Unit Access	Entry Location
Unit Floor Level	Entry Level
Unit Level	Entry Location
# of Stories in this Unit	Levels
Variable Commission	Dual Variable Compensation YN
Vegetation <ul style="list-style-type: none"> <li>• Heavily Wooded, Wetlands</li> <li>• All other options</li> </ul>	<ul style="list-style-type: none"> <li>• Lot Features</li> <li>• Vegetation</li> </ul>
Water Included (Available) YN	Populated based on Water Source or Well Type indicating that water is available.

Related Resource: [Property Type and Subtype Mapping Reference](#)