

Local Market Update for August 2018

A Research Tool Provided by the Colorado Association of REALTORS®



Breckenridge

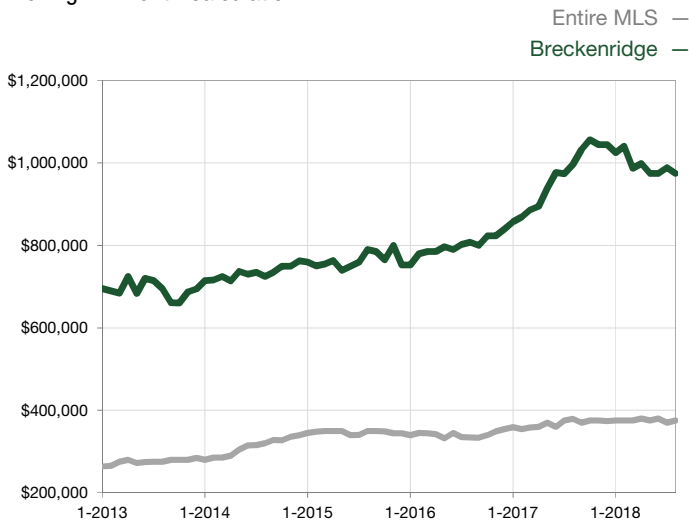
Single Family	August			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 08-2017	Thru 08-2018	Percent Change from Previous Year
Key Metrics						
New Listings	32	38	+ 18.8%	284	323	+ 13.7%
Sold Listings	31	38	+ 22.6%	180	172	- 4.4%
Median Sales Price*	\$1,182,000	\$1,107,500	- 6.3%	\$1,130,000	\$1,016,500	- 10.0%
Average Sales Price*	\$1,292,097	\$1,379,984	+ 6.8%	\$1,327,956	\$1,305,354	- 1.7%
Percent of List Price Received*	96.3%	97.4%	+ 1.1%	96.9%	97.0%	+ 0.1%
Days on Market Until Sale	108	65	- 39.8%	108	87	- 19.4%
Inventory of Homes for Sale	207	147	- 29.0%	--	--	--
Months Supply of Inventory	8.1	6.0	- 25.9%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse-Condo	August			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 08-2017	Thru 08-2018	Percent Change from Previous Year
Key Metrics						
New Listings	54	44	- 18.5%	395	366	- 7.3%
Sold Listings	55	42	- 23.6%	273	259	- 5.1%
Median Sales Price*	\$620,000	\$707,500	+ 14.1%	\$500,000	\$580,000	+ 16.0%
Average Sales Price*	\$632,083	\$871,478	+ 37.9%	\$614,551	\$674,805	+ 9.8%
Percent of List Price Received*	98.4%	97.0%	- 1.4%	98.0%	97.6%	- 0.4%
Days on Market Until Sale	44	62	+ 40.9%	67	64	- 4.5%
Inventory of Homes for Sale	227	164	- 27.8%	--	--	--
Months Supply of Inventory	6.3	4.8	- 23.8%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

