

Local Market Update for August 2018

A Research Tool Provided by the Colorado Association of REALTORS®



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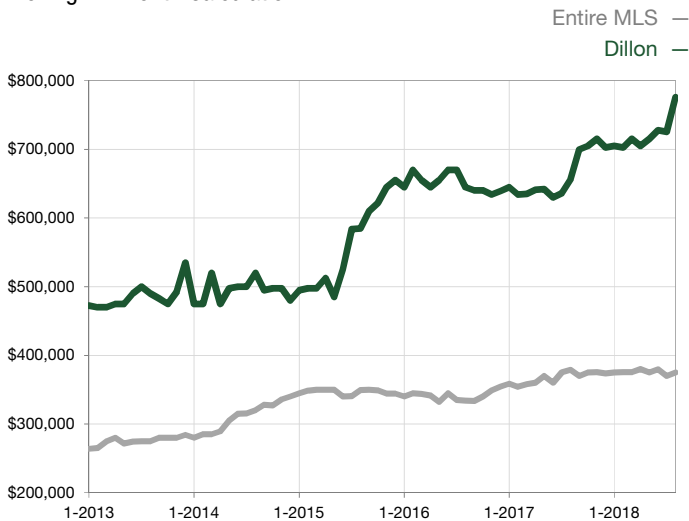
Single Family	August			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 08-2017	Thru 08-2018	Percent Change from Previous Year
Key Metrics						
New Listings	7	10	+ 42.9%	54	54	0.0%
Sold Listings	5	11	+ 120.0%	31	33	+ 6.5%
Median Sales Price*	\$760,000	\$1,000,000	+ 31.6%	\$730,000	\$822,000	+ 12.6%
Average Sales Price*	\$804,250	\$964,788	+ 20.0%	\$775,657	\$881,959	+ 13.7%
Percent of List Price Received*	94.6%	97.2%	+ 2.7%	97.0%	98.4%	+ 1.4%
Days on Market Until Sale	45	30	- 33.3%	35	47	+ 34.3%
Inventory of Homes for Sale	24	20	- 16.7%	--	--	--
Months Supply of Inventory	5.6	4.4	- 21.4%	--	--	--

* 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	22	18	- 18.2%	118	96	- 18.6%
Sold Listings	19	11	- 42.1%	93	65	- 30.1%
Median Sales Price*	\$247,000	\$480,000	+ 94.3%	\$245,000	\$385,000	+ 57.1%
Average Sales Price*	\$289,372	\$502,900	+ 73.8%	\$283,114	\$416,233	+ 47.0%
Percent of List Price Received*	97.7%	98.6%	+ 0.9%	98.6%	99.1%	+ 0.5%
Days on Market Until Sale	26	41	+ 57.7%	22	21	- 4.5%
Inventory of Homes for Sale	39	13	- 66.7%	--	--	--
Months Supply of Inventory	3.2	1.3	- 59.4%	--	--	--

* 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

