

# Local Market Update for December 2018

A Research Tool Provided by the Colorado Association of REALTORS®



## Breckenridge

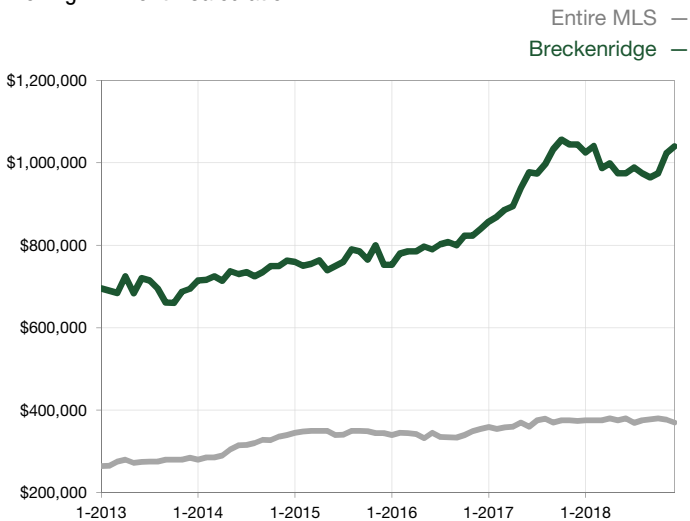
Single Family	December			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 12-2017	Thru 12-2018	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	11	13	+ 18.2%	339	402	+ 18.6%
Sold Listings	18	19	+ 5.6%	303	275	- 9.2%
Median Sales Price*	\$941,500	<b>\$1,075,000</b>	+ 14.2%	\$1,045,000	<b>\$1,040,000</b>	- 0.5%
Average Sales Price*	\$1,241,850	<b>\$1,374,842</b>	+ 10.7%	\$1,294,518	<b>\$1,310,748</b>	+ 1.3%
Percent of List Price Received*	96.1%	<b>95.8%</b>	- 0.3%	96.5%	<b>96.6%</b>	+ 0.1%
Days on Market Until Sale	89	101	+ 13.5%	100	88	- 12.0%
Inventory of Homes for Sale	102	89	- 12.7%	--	--	--
Months Supply of Inventory	4.0	3.9	- 2.5%	--	--	--

\* 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	December			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 12-2017	Thru 12-2018	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	31	19	- 38.7%	523	516	- 1.3%
Sold Listings	29	31	+ 6.9%	421	447	+ 6.2%
Median Sales Price*	\$450,000	<b>\$520,000</b>	+ 15.6%	\$525,000	<b>\$525,000</b>	0.0%
Average Sales Price*	\$631,214	<b>\$714,348</b>	+ 13.2%	\$618,396	<b>\$661,122</b>	+ 6.9%
Percent of List Price Received*	98.5%	<b>97.4%</b>	- 1.1%	98.0%	<b>97.9%</b>	- 0.1%
Days on Market Until Sale	87	75	- 13.8%	63	63	0.0%
Inventory of Homes for Sale	182	133	- 26.9%	--	--	--
Months Supply of Inventory	5.2	3.6	- 30.8%	--	--	--

\* 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

