

Local Market Update for December 2018

A Research Tool Provided by the Colorado Association of REALTORS®



Keystone

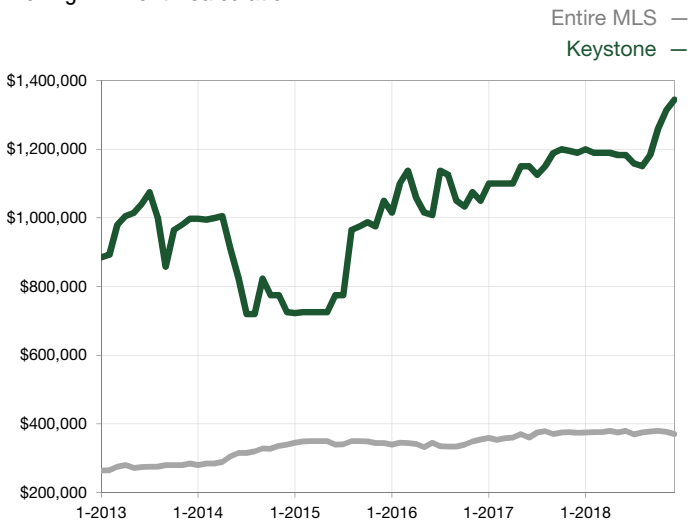
Single Family	December			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 12-2017	Thru 12-2018	Percent Change from Previous Year
Key Metrics						
New Listings	2	3	+ 50.0%	37	43	+ 16.2%
Sold Listings	4	2	- 50.0%	25	32	+ 28.0%
Median Sales Price*	\$1,137,500	\$1,412,500	+ 24.2%	\$1,189,000	\$1,343,750	+ 13.0%
Average Sales Price*	\$1,432,500	\$1,412,500	- 1.4%	\$1,350,983	\$1,492,736	+ 10.5%
Percent of List Price Received*	95.2%	93.1%	- 2.2%	93.9%	96.3%	+ 2.6%
Days on Market Until Sale	283	86	- 69.6%	183	103	- 43.7%
Inventory of Homes for Sale	16	12	- 25.0%	--	--	--
Months Supply of Inventory	7.7	4.1	- 46.8%	--	--	--

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

Townhouse-Condo	December			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 12-2017	Thru 12-2018	Percent Change from Previous Year
Key Metrics						
New Listings	24	17	- 29.2%	359	381	+ 6.1%
Sold Listings	9	24	+ 166.7%	331	311	- 6.0%
Median Sales Price*	\$560,000	\$749,500	+ 33.8%	\$420,000	\$485,000	+ 15.5%
Average Sales Price*	\$681,533	\$649,923	- 4.6%	\$481,455	\$529,360	+ 10.0%
Percent of List Price Received*	99.0%	98.5%	- 0.5%	98.2%	98.4%	+ 0.2%
Days on Market Until Sale	40	86	+ 115.0%	49	60	+ 22.4%
Inventory of Homes for Sale	81	50	- 38.3%	--	--	--
Months Supply of Inventory	2.9	1.9	- 34.5%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

