

Local Market Update for February 2018

A Research Tool Provided by the Colorado Association of REALTORS®



Keystone

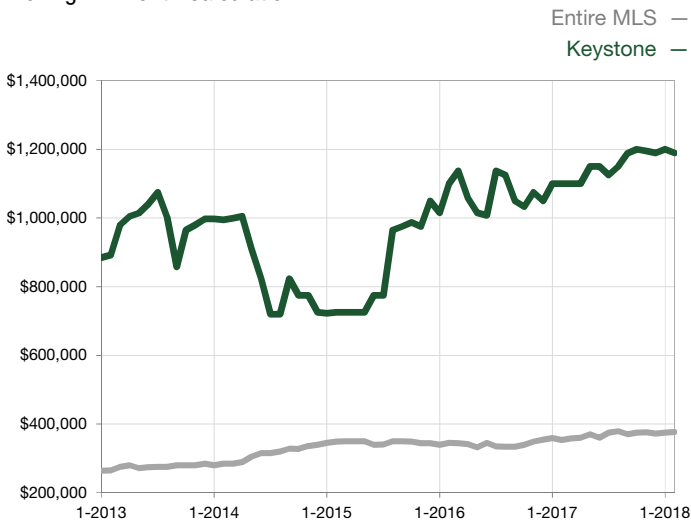
Single Family	February			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 02-2017	Thru 02-2018	Percent Change from Previous Year
Key Metrics						
New Listings	7	1	- 85.7%	8	1	- 87.5%
Sold Listings	1	3	+ 200.0%	3	5	+ 66.7%
Median Sales Price*	\$2,150,000	\$1,126,000	- 47.6%	\$1,187,500	\$1,165,000	- 1.9%
Average Sales Price*	\$2,150,000	\$982,000	- 54.3%	\$1,348,333	\$1,195,000	- 11.4%
Percent of List Price Received*	95.8%	95.1%	- 0.7%	95.5%	95.1%	- 0.4%
Days on Market Until Sale	306	105	- 65.7%	266	98	- 63.2%
Inventory of Homes for Sale	21	9	- 57.1%	--	--	--
Months Supply of Inventory	9.2	4.0	- 56.5%	--	--	--

* 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	February			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 02-2017	Thru 02-2018	Percent Change from Previous Year
Key Metrics						
New Listings	53	29	- 45.3%	75	57	- 24.0%
Sold Listings	12	27	+ 125.0%	27	47	+ 74.1%
Median Sales Price*	\$422,000	\$636,000	+ 50.7%	\$359,000	\$580,000	+ 61.6%
Average Sales Price*	\$467,417	\$643,181	+ 37.6%	\$430,352	\$629,928	+ 46.4%
Percent of List Price Received*	98.5%	99.2%	+ 0.7%	97.5%	99.2%	+ 1.7%
Days on Market Until Sale	79	59	- 25.3%	62	48	- 22.6%
Inventory of Homes for Sale	116	46	- 60.3%	--	--	--
Months Supply of Inventory	5.1	1.6	- 68.6%	--	--	--

* 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

