

Local Market Update for July 2018

A Research Tool Provided by the Colorado Association of REALTORS®



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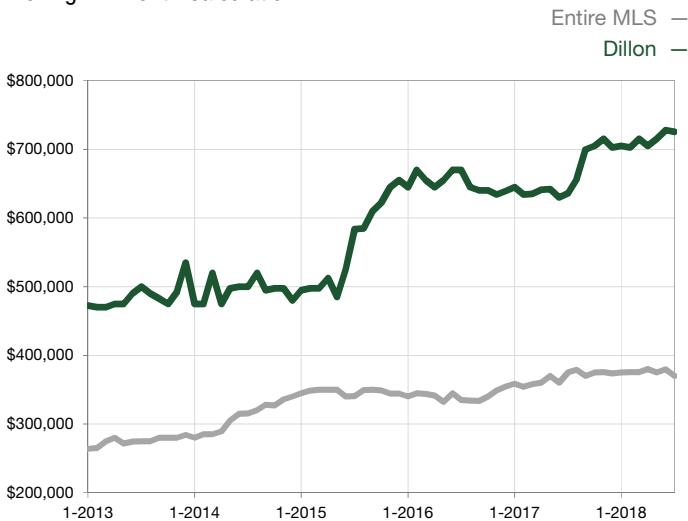
Single Family Key Metrics	July			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 07-2017	Thru 07-2018	Percent Change from Previous Year
New Listings	8	14	+ 75.0%	47	44	- 6.4%
Sold Listings	4	4	0.0%	26	22	- 15.4%
Median Sales Price*	\$852,500	\$772,500	- 9.4%	\$715,000	\$817,500	+ 14.3%
Average Sales Price*	\$860,750	\$761,375	- 11.5%	\$770,159	\$840,545	+ 9.1%
Percent of List Price Received*	98.0%	98.6%	+ 0.6%	97.5%	99.1%	+ 1.6%
Days on Market Until Sale	17	59	+ 247.1%	33	55	+ 66.7%
Inventory of Homes for Sale	22	15	- 31.8%	--	--	--
Months Supply of Inventory	5.3	3.8	- 28.3%	--	--	--

* 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 Key Metrics	July			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 07-2017	Thru 07-2018	Percent Change from Previous Year
New Listings	20	16	- 20.0%	96	78	- 18.8%
Sold Listings	17	11	- 35.3%	74	53	- 28.4%
Median Sales Price*	\$250,000	\$399,000	+ 59.6%	\$244,000	\$372,500	+ 52.7%
Average Sales Price*	\$279,912	\$465,591	+ 66.3%	\$281,507	\$402,062	+ 42.8%
Percent of List Price Received*	98.9%	99.3%	+ 0.4%	98.8%	99.2%	+ 0.4%
Days on Market Until Sale	20	21	+ 5.0%	21	17	- 19.0%
Inventory of Homes for Sale	36	16	- 55.6%	--	--	--
Months Supply of Inventory	2.8	1.5	- 46.4%	--	--	--

* 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

