

Local Market Update for October 2018

A Research Tool Provided by the Colorado Association of REALTORS®



Breckenridge

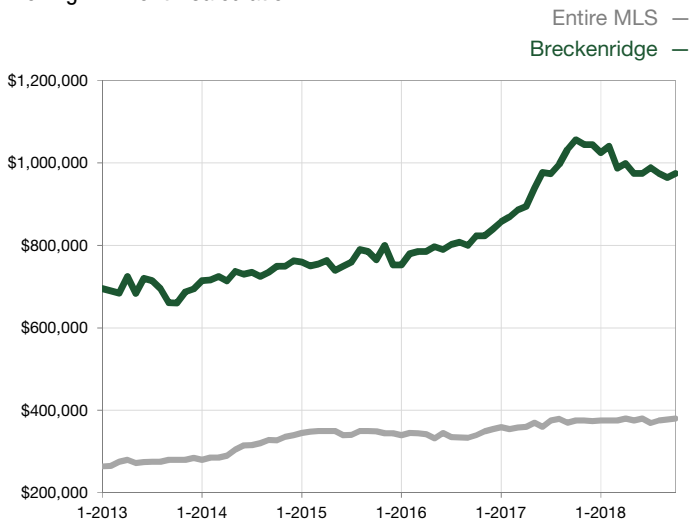
Single Family	October			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 10-2017	Thru 10-2018	Percent Change from Previous Year
Key Metrics						
New Listings	20	19	- 5.0%	318	370	+ 16.4%
Sold Listings	38	30	- 21.1%	247	233	- 5.7%
Median Sales Price*	\$1,250,000	\$1,544,500	+ 23.6%	\$1,115,000	\$1,040,000	- 6.7%
Average Sales Price*	\$1,505,674	\$1,524,133	+ 1.2%	\$1,326,206	\$1,297,755	- 2.1%
Percent of List Price Received*	95.5%	95.2%	- 0.3%	96.7%	96.7%	0.0%
Days on Market Until Sale	93	118	+ 26.9%	103	86	- 16.5%
Inventory of Homes for Sale	156	115	- 26.3%	--	--	--
Months Supply of Inventory	6.3	4.8	- 23.8%	--	--	--

* 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	October			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 10-2017	Thru 10-2018	Percent Change from Previous Year
Key Metrics						
New Listings	23	70	+ 204.3%	466	470	+ 0.9%
Sold Listings	47	69	+ 46.8%	355	370	+ 4.2%
Median Sales Price*	\$480,000	\$400,000	- 16.7%	\$519,000	\$535,300	+ 3.1%
Average Sales Price*	\$547,857	\$561,232	+ 2.4%	\$610,505	\$641,713	+ 5.1%
Percent of List Price Received*	98.2%	98.9%	+ 0.7%	98.0%	97.9%	- 0.1%
Days on Market Until Sale	53	40	- 24.5%	63	59	- 6.3%
Inventory of Homes for Sale	203	145	- 28.6%	--	--	--
Months Supply of Inventory	5.6	4.0	- 28.6%	--	--	--

* 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

