

Local Market Update for February 2019

A Research Tool Provided by the Colorado Association of REALTORS®



Breckenridge

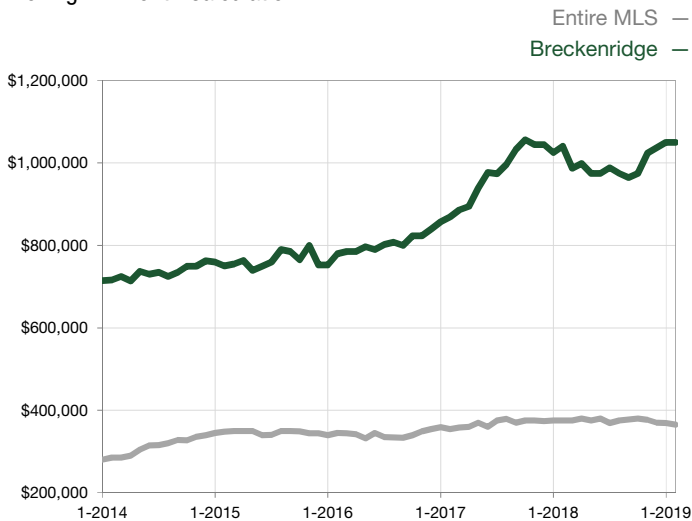
Single Family	February			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 02-2018	Thru 02-2019	Percent Change from Previous Year
Key Metrics						
New Listings	18	19	+ 5.6%	39	27	- 30.8%
Sold Listings	5	12	+ 140.0%	19	29	+ 52.6%
Median Sales Price*	\$1,495,000	\$1,332,500	- 10.9%	\$1,195,000	\$1,295,000	+ 8.4%
Average Sales Price*	\$1,714,000	\$1,702,333	- 0.7%	\$1,411,263	\$1,633,810	+ 15.8%
Percent of List Price Received*	92.2%	95.7%	+ 3.8%	95.6%	96.2%	+ 0.6%
Days on Market Until Sale	83	139	+ 67.5%	128	126	- 1.6%
Inventory of Homes for Sale	113	73	- 35.4%	--	--	--
Months Supply of Inventory	4.6	3.1	- 32.6%	--	--	--

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

Townhouse-Condo	February			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 02-2018	Thru 02-2019	Percent Change from Previous Year
Key Metrics						
New Listings	37	48	+ 29.7%	57	99	+ 73.7%
Sold Listings	24	16	- 33.3%	52	34	- 34.6%
Median Sales Price*	\$692,500	\$492,000	- 29.0%	\$581,250	\$534,000	- 8.1%
Average Sales Price*	\$731,974	\$764,975	+ 4.5%	\$644,497	\$718,648	+ 11.5%
Percent of List Price Received*	96.7%	99.4%	+ 2.8%	97.5%	98.6%	+ 1.1%
Days on Market Until Sale	86	79	- 8.1%	65	66	+ 1.5%
Inventory of Homes for Sale	175	168	- 4.0%	--	--	--
Months Supply of Inventory	4.9	4.7	- 4.1%	--	--	--

* 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

