

# Local Market Update for October 2019

A Research Tool Provided by the Colorado Association of REALTORS®



## Keystone

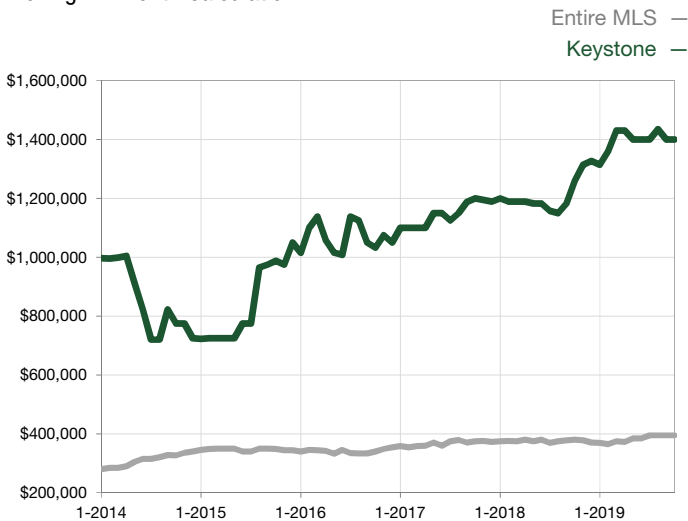
Single Family	October			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 10-2018	Thru 10-2019	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	3	1	- 66.7%	40	26	- 35.0%
Sold Listings	4	3	- 25.0%	28	18	- 35.7%
Median Sales Price*	\$1,475,000	<b>\$1,436,000</b>	- 2.6%	\$1,343,750	<b>\$1,418,000</b>	+ 5.5%
Average Sales Price*	\$1,567,500	<b>\$1,408,667</b>	- 10.1%	\$1,529,734	<b>\$1,628,067</b>	+ 6.4%
Percent of List Price Received*	97.2%	<b>93.4%</b>	- 3.9%	96.4%	<b>96.8%</b>	+ 0.4%
Days on Market Until Sale	51	<b>226</b>	+ 343.1%	109	<b>133</b>	+ 22.0%
Inventory of Homes for Sale	21	<b>15</b>	- 28.6%	--	--	--
Months Supply of Inventory	6.4	<b>5.9</b>	- 7.8%	--	--	--

\* 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		
	2018	2019	Percent Change from Previous Year	Thru 10-2018	Thru 10-2019	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	20	12	- 40.0%	347	304	- 12.4%
Sold Listings	34	40	+ 17.6%	263	233	- 11.4%
Median Sales Price*	\$452,500	<b>\$513,000</b>	+ 13.4%	\$460,000	<b>\$530,000</b>	+ 15.2%
Average Sales Price*	\$493,264	<b>\$520,150</b>	+ 5.5%	\$520,858	<b>\$552,748</b>	+ 6.1%
Percent of List Price Received*	97.9%	<b>97.4%</b>	- 0.5%	98.4%	<b>98.4%</b>	0.0%
Days on Market Until Sale	45	41	- 8.9%	56	63	+ 12.5%
Inventory of Homes for Sale	119	79	- 33.6%	--	--	--
Months Supply of Inventory	4.6	<b>3.4</b>	- 26.1%	--	--	--

\* 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

