

# Local Market Update for August 2020

A Research Tool Provided by the Colorado Association of REALTORS®



## Silverthorne

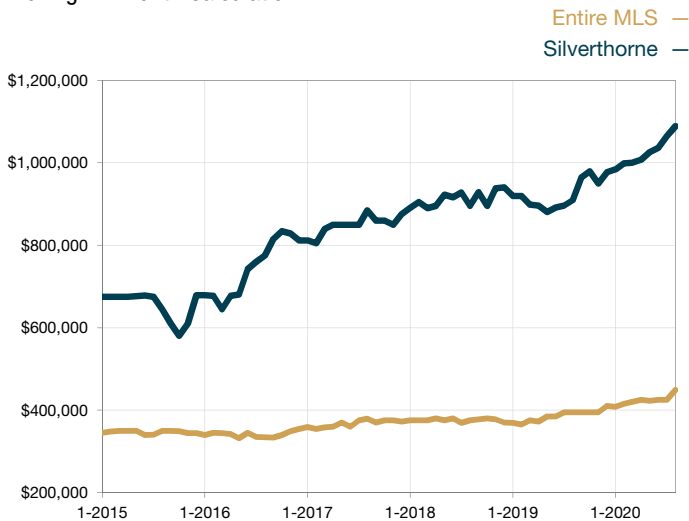
| Single Family                   | August      |                    |                                   | Year to Date |                    |                                   |
|---------------------------------|-------------|--------------------|-----------------------------------|--------------|--------------------|-----------------------------------|
|                                 | 2019        | 2020               | Percent Change from Previous Year | Thru 08-2019 | Thru 08-2020       | Percent Change from Previous Year |
| <b>Key Metrics</b>              |             |                    |                                   |              |                    |                                   |
| New Listings                    | 26          | 26                 | 0.0%                              | 176          | 140                | - 20.5%                           |
| Sold Listings                   | 19          | 18                 | - 5.3%                            | 73           | 76                 | + 4.1%                            |
| Median Sales Price*             | \$1,113,824 | <b>\$1,191,000</b> | + 6.9%                            | \$973,000    | <b>\$1,132,000</b> | + 16.3%                           |
| Average Sales Price*            | \$1,042,935 | <b>\$1,234,550</b> | + 18.4%                           | \$1,052,620  | <b>\$1,193,337</b> | + 13.4%                           |
| Percent of List Price Received* | 96.8%       | <b>98.3%</b>       | + 1.5%                            | 97.3%        | <b>98.8%</b>       | + 1.5%                            |
| Days on Market Until Sale       | 42          | 46                 | + 9.5%                            | 50           | 53                 | + 6.0%                            |
| Inventory of Homes for Sale     | 66          | 29                 | - 56.1%                           | --           | --                 | --                                |
| Months Supply of Inventory      | 6.7         | 2.6                | - 61.2%                           | --           | --                 | --                                |

\* 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                 | August    |                  |                                   | Year to Date |                  |                                   |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
|                                 | 2019      | 2020             | Percent Change from Previous Year | Thru 08-2019 | Thru 08-2020     | Percent Change from Previous Year |
| <b>Key Metrics</b>              |           |                  |                                   |              |                  |                                   |
| New Listings                    | 39        | 42               | + 7.7%                            | 307          | 279              | - 9.1%                            |
| Sold Listings                   | 32        | 44               | + 37.5%                           | 145          | 205              | + 41.4%                           |
| Median Sales Price*             | \$490,500 | <b>\$515,500</b> | + 5.1%                            | \$469,000    | <b>\$530,000</b> | + 13.0%                           |
| Average Sales Price*            | \$578,166 | <b>\$575,426</b> | - 0.5%                            | \$526,476    | <b>\$566,006</b> | + 7.5%                            |
| Percent of List Price Received* | 98.2%     | <b>98.8%</b>     | + 0.6%                            | 98.7%        | <b>98.8%</b>     | + 0.1%                            |
| Days on Market Until Sale       | 51        | 37               | - 27.5%                           | 29           | 58               | + 100.0%                          |
| Inventory of Homes for Sale     | 105       | 40               | - 61.9%                           | --           | --               | --                                |
| Months Supply of Inventory      | 6.1       | 1.4              | - 77.0%                           | --           | --               | --                                |

\* 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

