

Local Market Update for May 2021

A Research Tool Provided by the Colorado Association of REALTORS®



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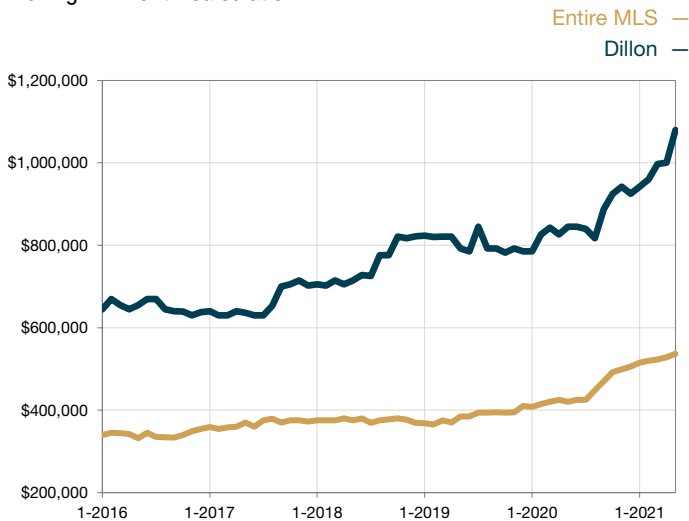
Single Family	May			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 05-2021	Percent Change from Previous Year
Key Metrics						
New Listings	12	10	- 16.7%	23	25	+ 8.7%
Sold Listings	2	6	+ 200.0%	6	14	+ 133.3%
Median Sales Price*	\$1,082,000	\$1,170,000	+ 8.1%	\$862,500	\$1,325,000	+ 53.6%
Average Sales Price*	\$1,082,000	\$1,181,233	+ 9.2%	\$983,750	\$1,294,100	+ 31.5%
Percent of List Price Received*	97.5%	108.1%	+ 10.9%	98.3%	103.7%	+ 5.5%
Days on Market Until Sale	112	31	- 72.3%	61	22	- 63.9%
Inventory of Homes for Sale	15	5	- 66.7%	--	--	--
Months Supply of Inventory	3.8	0.9	- 76.3%	--	--	--

* 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	May			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 05-2021	Percent Change from Previous Year
Key Metrics						
New Listings	26	31	+ 19.2%	75	139	+ 85.3%
Sold Listings	3	9	+ 200.0%	25	47	+ 88.0%
Median Sales Price*	\$290,000	\$655,000	+ 125.9%	\$457,000	\$580,000	+ 26.9%
Average Sales Price*	\$374,133	\$612,056	+ 63.6%	\$467,446	\$598,521	+ 28.0%
Percent of List Price Received*	94.2%	101.2%	+ 7.4%	97.1%	102.3%	+ 5.4%
Days on Market Until Sale	25	5	- 80.0%	57	13	- 77.2%
Inventory of Homes for Sale	103	71	- 31.1%	--	--	--
Months Supply of Inventory	9.0	3.7	- 58.9%	--	--	--

* 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

