

Local Market Update for May 2021

A Research Tool Provided by the Colorado Association of REALTORS®



Keystone

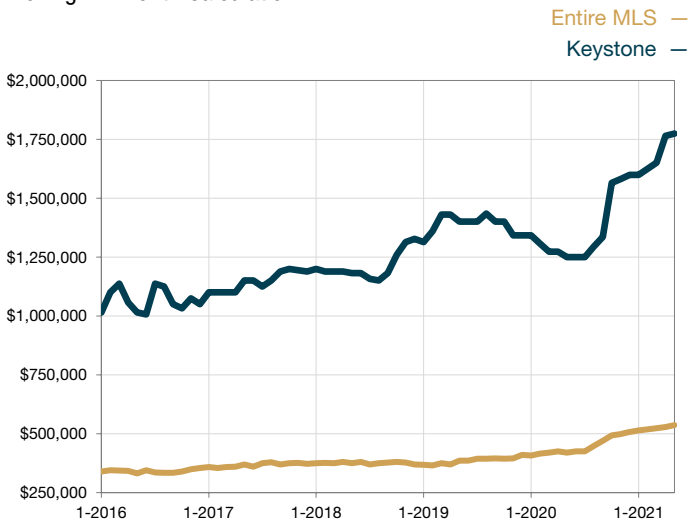
Single Family	May			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 05-2021	Percent Change from Previous Year
Key Metrics						
New Listings	3	6	+ 100.0%	12	17	+ 41.7%
Sold Listings	1	1	0.0%	7	9	+ 28.6%
Median Sales Price*	\$1,097,500	\$1,775,000	+ 61.7%	\$1,097,500	\$1,940,000	+ 76.8%
Average Sales Price*	\$1,097,500	\$1,775,000	+ 61.7%	\$1,168,500	\$2,083,333	+ 78.3%
Percent of List Price Received*	95.4%	100.0%	+ 4.8%	95.0%	99.3%	+ 4.5%
Days on Market Until Sale	56	33	- 41.1%	115	51	- 55.7%
Inventory of Homes for Sale	9	5	- 44.4%	--	--	--
Months Supply of Inventory	5.2	1.5	- 71.2%	--	--	--

* 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	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	27	28	+ 3.7%	106	139	+ 31.1%
Sold Listings	5	25	+ 400.0%	41	129	+ 214.6%
Median Sales Price*	\$849,000	\$710,000	- 16.4%	\$480,000	\$599,000	+ 24.8%
Average Sales Price*	\$736,700	\$702,056	- 4.7%	\$523,209	\$600,871	+ 14.8%
Percent of List Price Received*	95.6%	102.6%	+ 7.3%	97.5%	100.6%	+ 3.2%
Days on Market Until Sale	119	22	- 81.5%	104	63	- 39.4%
Inventory of Homes for Sale	84	22	- 73.8%	--	--	--
Months Supply of Inventory	4.6	0.8	- 82.6%	--	--	--

* 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

