

Local Market Update for February 2021

A Research Tool Provided by the Colorado Association of REALTORS®



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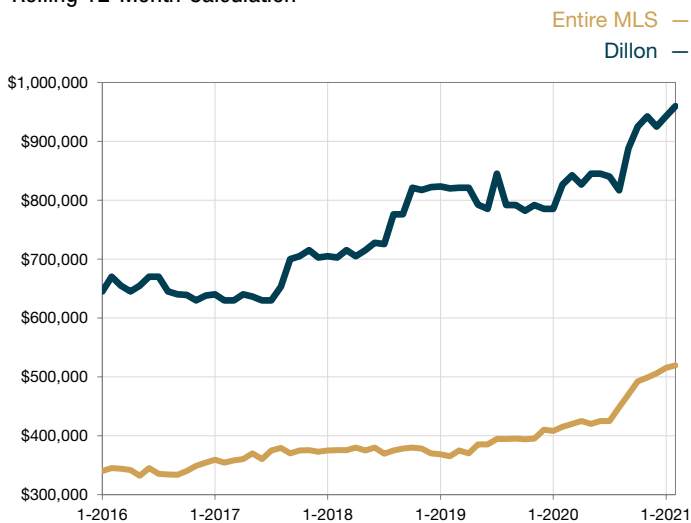
Single Family	February			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 02-2020	Thru 02-2021	Percent Change from Previous Year
Key Metrics						
New Listings	2	3	+ 50.0%	3	4	+ 33.3%
Sold Listings	1	2	+ 100.0%	2	4	+ 100.0%
Median Sales Price*	\$1,275,000	\$1,340,000	+ 5.1%	\$1,044,250	\$1,340,000	+ 28.3%
Average Sales Price*	\$1,275,000	\$1,340,000	+ 5.1%	\$1,044,250	\$1,258,750	+ 20.5%
Percent of List Price Received*	100.0%	102.5%	+ 2.5%	99.7%	100.6%	+ 0.9%
Days on Market Until Sale	7	2	- 71.4%	9	3	- 66.7%
Inventory of Homes for Sale	6	2	- 66.7%	--	--	--
Months Supply of Inventory	1.2	0.5	- 58.3%	--	--	--

* 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	February			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 02-2020	Thru 02-2021	Percent Change from Previous Year
Key Metrics						
New Listings	18	25	+ 38.9%	26	70	+ 169.2%
Sold Listings	5	5	0.0%	9	10	+ 11.1%
Median Sales Price*	\$499,000	\$675,000	+ 35.3%	\$499,000	\$517,000	+ 3.6%
Average Sales Price*	\$401,140	\$739,100	+ 84.2%	\$467,103	\$614,650	+ 31.6%
Percent of List Price Received*	96.2%	100.0%	+ 4.0%	96.5%	101.1%	+ 4.8%
Days on Market Until Sale	58	28	- 51.7%	59	39	- 33.9%
Inventory of Homes for Sale	86	60	- 30.2%	--	--	--
Months Supply of Inventory	6.7	3.4	- 49.3%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

