

# Local Market Update for August 2021

A Research Tool Provided by the Colorado Association of REALTORS®



## Keystone

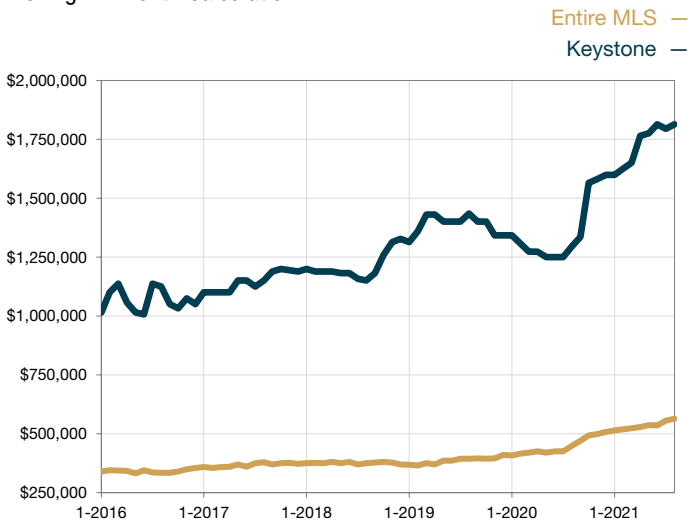
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	5	2	- 60.0%	29	33	+ 13.8%
Sold Listings	6	5	- 16.7%	16	18	+ 12.5%
Median Sales Price*	\$1,745,000	<b>\$2,175,000</b>	+ 24.6%	\$1,335,000	<b>\$1,880,000</b>	+ 40.8%
Average Sales Price*	\$1,670,000	<b>\$1,983,900</b>	+ 18.8%	\$1,403,094	<b>\$1,937,250</b>	+ 38.1%
Percent of List Price Received*	97.2%	<b>98.4%</b>	+ 1.2%	96.3%	<b>98.8%</b>	+ 2.6%
Days on Market Until Sale	74	30	- 59.5%	80	37	- 53.8%
Inventory of Homes for Sale	11	5	- 54.5%	--	--	--
Months Supply of Inventory	5.3	1.5	- 71.7%	--	--	--

\* 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		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	33	28	- 15.2%	197	204	+ 3.6%
Sold Listings	31	19	- 38.7%	102	188	+ 84.3%
Median Sales Price*	\$545,000	<b>\$605,000</b>	+ 11.0%	\$547,000	<b>\$607,500</b>	+ 11.1%
Average Sales Price*	\$572,339	<b>\$668,974</b>	+ 16.9%	\$568,301	<b>\$638,581</b>	+ 12.4%
Percent of List Price Received*	98.8%	<b>103.1%</b>	+ 4.4%	98.0%	<b>101.0%</b>	+ 3.1%
Days on Market Until Sale	90	22	- 75.6%	83	48	- 42.2%
Inventory of Homes for Sale	63	29	- 54.0%	--	--	--
Months Supply of Inventory	3.8	1.1	- 71.1%	--	--	--

\* 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

