

Local Market Update for October 2022

A Research Tool Provided by the Colorado Association of REALTORS®



Breckenridge

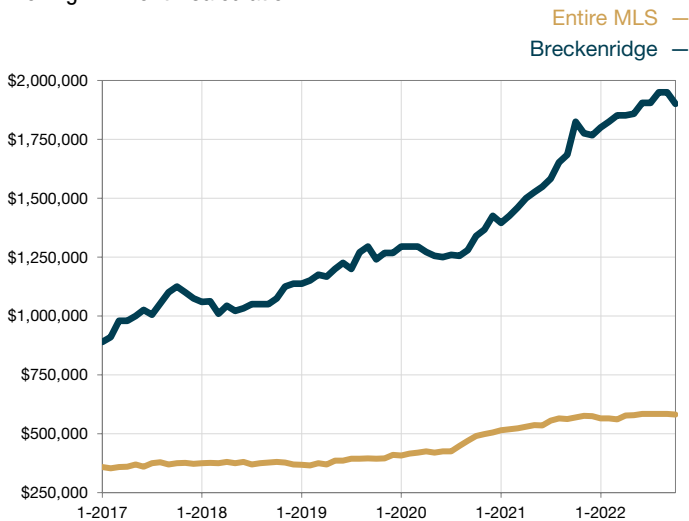
Single Family	October			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 10-2021	Thru 10-2022	Percent Change from Previous Year
Key Metrics						
New Listings	23	11	- 52.2%	310	285	- 8.1%
Sold Listings	34	20	- 41.2%	262	158	- 39.7%
Median Sales Price*	\$2,872,000	\$2,150,000	- 25.1%	\$1,767,500	\$1,975,000	+ 11.7%
Average Sales Price*	\$2,759,094	\$2,283,900	- 17.2%	\$2,315,528	\$2,400,558	+ 3.7%
Percent of List Price Received*	98.7%	95.1%	- 3.6%	99.7%	98.0%	- 1.7%
Days on Market Until Sale	31	60	+ 93.5%	41	35	- 14.6%
Inventory of Homes for Sale	44	96	+ 118.2%	--	--	--
Months Supply of Inventory	1.7	5.4	+ 217.6%	--	--	--

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

Townhouse/Condo	October			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 10-2021	Thru 10-2022	Percent Change from Previous Year
Key Metrics						
New Listings	21	24	+ 14.3%	512	320	- 37.5%
Sold Listings	80	25	- 68.8%	408	198	- 51.5%
Median Sales Price*	\$805,000	\$750,000	- 6.8%	\$695,000	\$750,000	+ 7.9%
Average Sales Price*	\$882,555	\$950,880	+ 7.7%	\$789,944	\$875,670	+ 10.9%
Percent of List Price Received*	100.2%	95.8%	- 4.4%	99.5%	97.1%	- 2.4%
Days on Market Until Sale	36	57	+ 58.3%	44	35	- 20.5%
Inventory of Homes for Sale	135	115	- 14.8%	--	--	--
Months Supply of Inventory	3.2	5.8	+ 81.3%	--	--	--

* 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

