

Local Market Update for October 2016

A Research Tool Provided by the Colorado Association of REALTORS®



Keystone

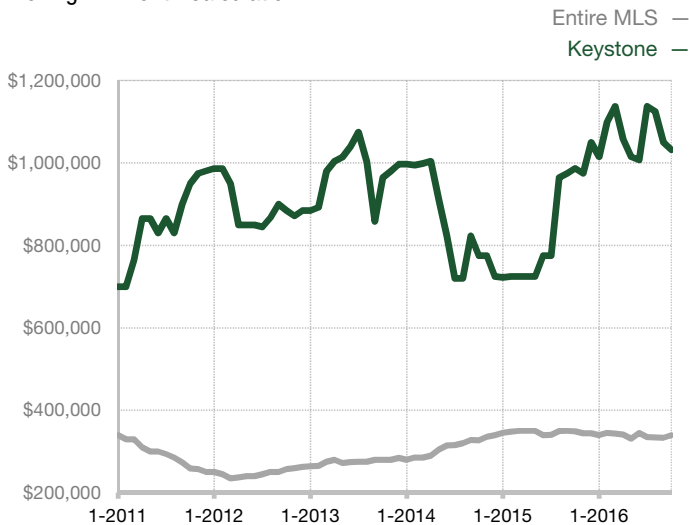
Single Family Key Metrics	October			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 10-2015	Thru 10-2016	Percent Change from Previous Year
New Listings	2	1	- 50.0%	36	38	+ 5.6%
Sold Listings	2	3	+ 50.0%	21	19	- 9.5%
Median Sales Price*	\$1,230,000	\$925,000	- 24.8%	\$1,100,000	\$1,050,000	- 4.5%
Average Sales Price*	\$1,230,000	\$1,383,333	+ 12.5%	\$1,158,952	\$1,255,000	+ 8.3%
Percent of List Price Received*	93.8%	96.1%	+ 2.5%	92.7%	95.4%	+ 2.9%
Days on Market Until Sale	118	173	+ 46.6%	168	153	- 8.9%
Inventory of Homes for Sale	27	24	- 11.1%	--	--	--
Months Supply of Inventory	12.4	12.0	- 3.2%	--	--	--

* 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 Key Metrics	October			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 10-2015	Thru 10-2016	Percent Change from Previous Year
New Listings	14	25	+ 78.6%	280	276	- 1.4%
Sold Listings	47	30	- 36.2%	247	224	- 9.3%
Median Sales Price*	\$285,500	\$342,375	+ 19.9%	\$298,250	\$327,000	+ 9.6%
Average Sales Price*	\$337,561	\$370,265	+ 9.7%	\$350,849	\$357,827	+ 2.0%
Percent of List Price Received*	96.3%	98.3%	+ 2.1%	96.4%	97.3%	+ 0.9%
Days on Market Until Sale	117	38	- 67.5%	119	69	- 42.0%
Inventory of Homes for Sale	98	37	- 62.2%	--	--	--
Months Supply of Inventory	3.9	1.7	- 56.4%	--	--	--

* 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

