

Local Market Update for October 2018

A Research Tool Provided by the Colorado Association of REALTORS®

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are the same!



Fourth Congressional District

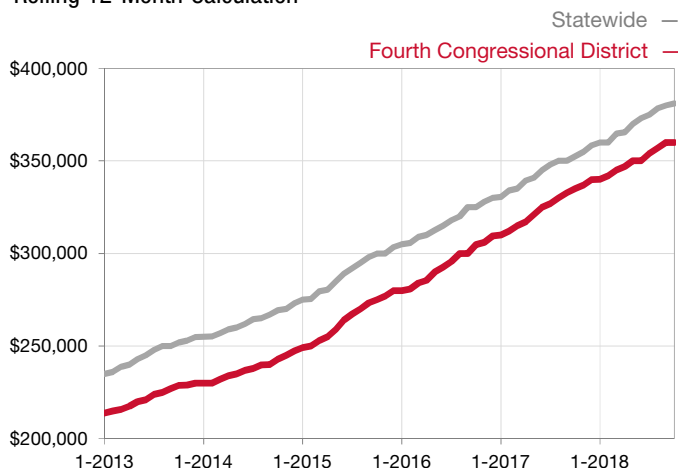
Single Family	October			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 10-2017	Thru 10-2018	Percent Change from Previous Year
New Listings	1,193	1,307	+ 9.6%	14,482	14,881	+ 2.8%
Sold Listings	1,113	1,115	+ 0.2%	11,045	11,358	+ 2.8%
Median Sales Price*	\$340,000	\$361,000	+ 6.2%	\$339,000	\$365,000	+ 7.7%
Average Sales Price*	\$375,253	\$392,894	+ 4.7%	\$370,463	\$398,316	+ 7.5%
Percent of List Price Received*	99.1%	99.2%	+ 0.1%	99.6%	99.6%	0.0%
Days on Market Until Sale	64	58	- 9.4%	65	61	- 6.2%
Inventory of Homes for Sale	2,644	2,538	- 4.0%	--	--	--
Months Supply of Inventory	2.4	2.3	- 4.2%	--	--	--

* 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	October			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 10-2017	Thru 10-2018	Percent Change from Previous Year
New Listings	170	210	+ 23.5%	2,305	2,505	+ 8.7%
Sold Listings	178	172	- 3.4%	1,925	1,988	+ 3.3%
Median Sales Price*	\$266,950	\$286,500	+ 7.3%	\$265,000	\$285,106	+ 7.6%
Average Sales Price*	\$294,713	\$299,109	+ 1.5%	\$280,242	\$300,105	+ 7.1%
Percent of List Price Received*	99.3%	99.2%	- 0.1%	100.3%	99.9%	- 0.4%
Days on Market Until Sale	74	54	- 27.0%	69	71	+ 2.9%
Inventory of Homes for Sale	320	458	+ 43.1%	--	--	--
Months Supply of Inventory	1.7	2.4	+ 41.2%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

