

Local Market Update for October 2020

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

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are the same!



El Paso County

Contact the Pikes Peak Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

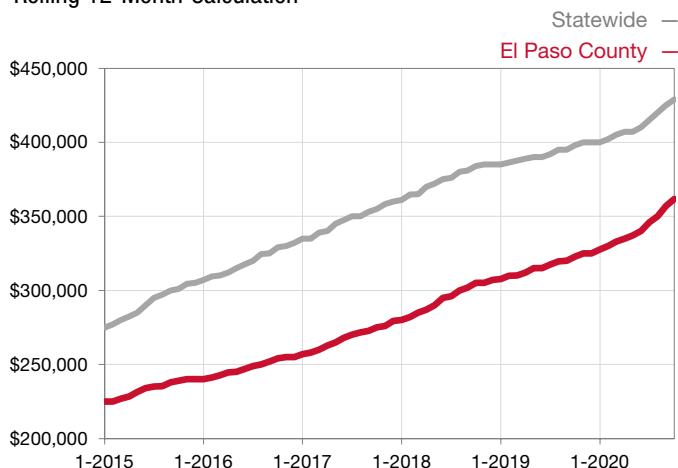
Single Family	October			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 10-2019	Thru 10-2020	Percent Change from Previous Year
New Listings	1,272	1,338	+ 5.2%	14,779	14,514	- 1.8%
Sold Listings	1,291	1,523	+ 18.0%	12,450	12,917	+ 3.8%
Median Sales Price*	\$334,950	\$380,221	+ 13.5%	\$325,000	\$367,960	+ 13.2%
Average Sales Price*	\$370,921	\$432,044	+ 16.5%	\$366,596	\$413,227	+ 12.7%
Percent of List Price Received*	99.6%	101.0%	+ 1.4%	99.9%	100.6%	+ 0.7%
Days on Market Until Sale	28	18	- 35.7%	29	21	- 27.6%
Inventory of Homes for Sale	1,911	930	- 51.3%	--	--	--
Months Supply of Inventory	1.6	0.7	- 56.3%	--	--	--

* 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	October			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 10-2019	Thru 10-2020	Percent Change from Previous Year
New Listings	171	203	+ 18.7%	2,047	2,161	+ 5.6%
Sold Listings	192	248	+ 29.2%	1,794	1,905	+ 6.2%
Median Sales Price*	\$225,750	\$260,500	+ 15.4%	\$225,000	\$250,250	+ 11.2%
Average Sales Price*	\$244,576	\$274,197	+ 12.1%	\$243,577	\$265,623	+ 9.1%
Percent of List Price Received*	99.2%	100.7%	+ 1.5%	99.9%	100.5%	+ 0.6%
Days on Market Until Sale	20	11	- 45.0%	19	17	- 10.5%
Inventory of Homes for Sale	205	101	- 50.7%	--	--	--
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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

