

# Local Market Update for October 2020

A Research Tool Provided by the Colorado Association of REALTORS®

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## Sixth Congressional District

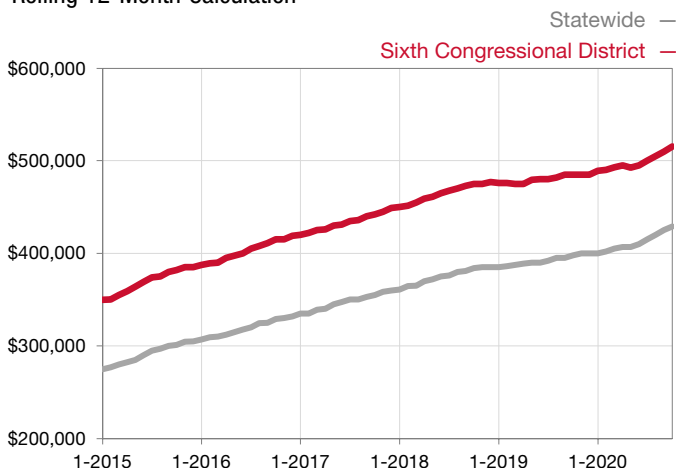
Single Family	October			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 10-2019	Thru 10-2020	Percent Change from Previous Year
New Listings	1,359	1,471	+ 8.2%	17,234	16,436	- 4.6%
Sold Listings	1,391	1,779	+ 27.9%	13,344	14,757	+ 10.6%
Median Sales Price*	\$482,000	\$550,000	+ 14.1%	\$487,900	\$524,900	+ 7.6%
Average Sales Price*	\$550,261	\$646,120	+ 17.4%	\$561,603	\$600,006	+ 6.8%
Percent of List Price Received*	98.8%	100.2%	+ 1.4%	99.2%	99.8%	+ 0.6%
Days on Market Until Sale	36	26	- 27.8%	33	29	- 12.1%
Inventory of Homes for Sale	3,046	1,073	- 64.8%	--	--	--
Months Supply of Inventory	2.4	0.8	- 66.7%	--	--	--

\* 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	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	416	489	+ 17.5%	4,436	4,334	- 2.3%
Sold Listings	365	420	+ 15.1%	3,573	3,675	+ 2.9%
Median Sales Price*	\$310,400	\$330,250	+ 6.4%	\$313,000	\$327,500	+ 4.6%
Average Sales Price*	\$343,212	\$357,012	+ 4.0%	\$333,752	\$348,191	+ 4.3%
Percent of List Price Received*	99.0%	99.8%	+ 0.8%	99.3%	99.6%	+ 0.3%
Days on Market Until Sale	34	23	- 32.4%	31	28	- 9.7%
Inventory of Homes for Sale	751	400	- 46.7%	--	--	--
Months Supply of Inventory	2.2	1.1	- 50.0%	--	--	--

\* 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

