

Local Market Update for June 2018

A Research Tool Provided by the Colorado Association of REALTORS®



Carbondale

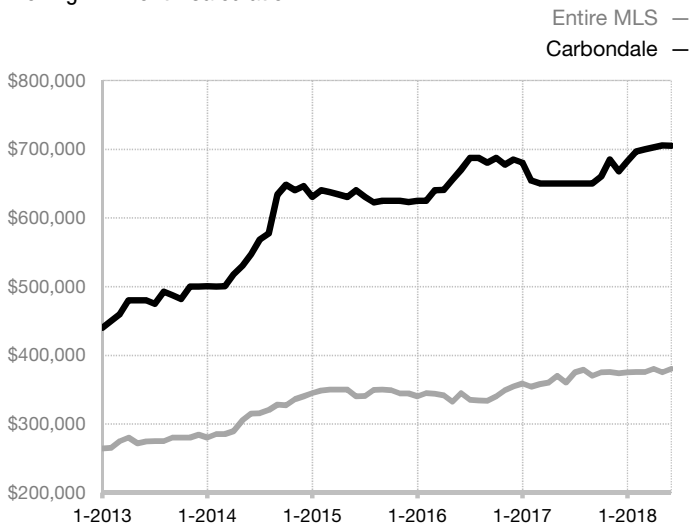
Single Family Key Metrics	June			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 06-2017	Thru 06-2018	Percent Change from Previous Year
New Listings	40	39	- 2.5%	160	136	- 15.0%
Sold Listings	12	18	+ 50.0%	70	73	+ 4.3%
Median Sales Price*	\$758,500	\$742,500	- 2.1%	\$650,000	\$750,000	+ 15.4%
Average Sales Price*	\$749,167	\$750,351	+ 0.2%	\$833,103	\$839,288	+ 0.7%
Percent of List Price Received*	96.2%	97.3%	+ 1.1%	95.6%	96.3%	+ 0.7%
Days on Market Until Sale	140	106	- 24.3%	140	133	- 5.0%
Inventory of Homes for Sale	150	105	- 30.0%	--	--	--
Months Supply of Inventory	11.5	7.5	- 34.8%	--	--	--

* 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	June			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 06-2017	Thru 06-2018	Percent Change from Previous Year
New Listings	9	6	- 33.3%	49	51	+ 4.1%
Sold Listings	9	10	+ 11.1%	39	33	- 15.4%
Median Sales Price*	\$406,000	\$438,500	+ 8.0%	\$420,000	\$475,000	+ 13.1%
Average Sales Price*	\$491,650	\$497,800	+ 1.3%	\$478,800	\$526,449	+ 10.0%
Percent of List Price Received*	98.8%	97.7%	- 1.1%	97.2%	97.8%	+ 0.6%
Days on Market Until Sale	159	116	- 27.0%	163	107	- 34.4%
Inventory of Homes for Sale	46	31	- 32.6%	--	--	--
Months Supply of Inventory	6.7	5.0	- 25.4%	--	--	--

* 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

