

# Local Market Update for October 2018

A Research Tool Provided by the Colorado Association of REALTORS®



## Battlement Mesa-Parachute

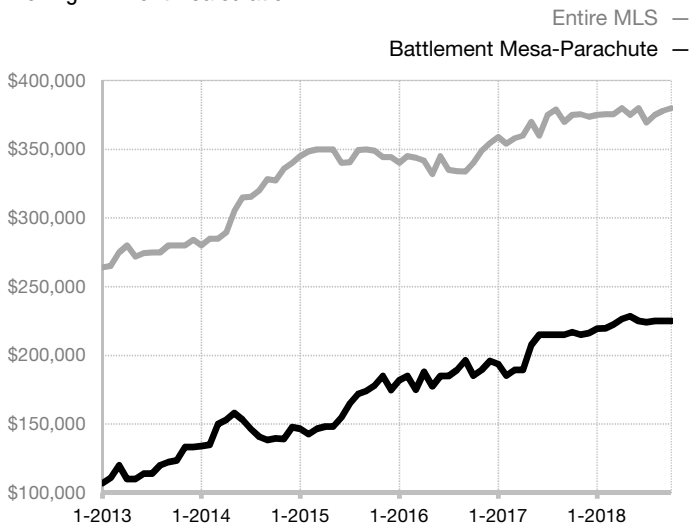
Single Family Key Metrics	October			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 10-2017	Thru 10-2018	Percent Change from Previous Year
New Listings	10	13	+ 30.0%	105	134	+ 27.6%
Sold Listings	4	7	+ 75.0%	73	106	+ 45.2%
Median Sales Price*	\$178,750	\$205,000	+ 14.7%	\$215,000	\$224,000	+ 4.2%
Average Sales Price*	\$200,600	\$214,414	+ 6.9%	\$242,815	\$236,904	- 2.4%
Percent of List Price Received*	99.2%	97.1%	- 2.1%	98.0%	98.1%	+ 0.1%
Days on Market Until Sale	41	47	+ 14.6%	80	61	- 23.8%
Inventory of Homes for Sale	44	35	- 20.5%	--	--	--
Months Supply of Inventory	5.9	3.6	- 39.0%	--	--	--

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

Townhouse-Condo Key Metrics	October			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 10-2017	Thru 10-2018	Percent Change from Previous Year
New Listings	4	4	0.0%	25	25	0.0%
Sold Listings	2	0	- 100.0%	25	17	- 32.0%
Median Sales Price*	\$119,500	\$0	- 100.0%	\$129,000	\$158,000	+ 22.5%
Average Sales Price*	\$119,500	\$0	- 100.0%	\$138,236	\$162,459	+ 17.5%
Percent of List Price Received*	97.0%	0.0%	- 100.0%	97.6%	97.7%	+ 0.1%
Days on Market Until Sale	20	0	- 100.0%	86	41	- 52.3%
Inventory of Homes for Sale	6	3	- 50.0%	--	--	--
Months Supply of Inventory	2.2	1.4	- 36.4%	--	--	--

\* 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

