

Local Market Update for March 2018

A Research Tool Provided by the Colorado Association of REALTORS®



Carbondale

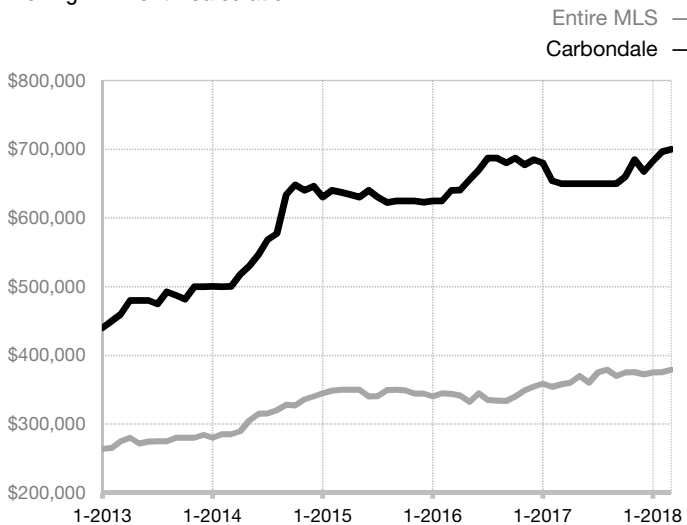
Single Family	March			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 03-2017	Thru 03-2018	Percent Change from Previous Year
Key Metrics						
New Listings	22	15	- 31.8%	57	38	- 33.3%
Sold Listings	9	12	+ 33.3%	30	33	+ 10.0%
Median Sales Price*	\$630,000	\$815,000	+ 29.4%	\$547,500	\$745,000	+ 36.1%
Average Sales Price*	\$908,059	\$922,750	+ 1.6%	\$837,194	\$878,583	+ 4.9%
Percent of List Price Received*	95.9%	95.5%	- 0.4%	95.2%	95.8%	+ 0.6%
Days on Market Until Sale	149	172	+ 15.4%	141	155	+ 9.9%
Inventory of Homes for Sale	107	78	- 27.1%	--	--	--
Months Supply of Inventory	8.0	5.5	- 31.3%	--	--	--

* 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	March			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 03-2017	Thru 03-2018	Percent Change from Previous Year
Key Metrics						
New Listings	3	8	+ 166.7%	19	21	+ 10.5%
Sold Listings	3	5	+ 66.7%	13	11	- 15.4%
Median Sales Price*	\$433,000	\$475,000	+ 9.7%	\$420,000	\$475,000	+ 13.1%
Average Sales Price*	\$451,667	\$502,400	+ 11.2%	\$441,808	\$560,682	+ 26.9%
Percent of List Price Received*	97.8%	98.8%	+ 1.0%	97.9%	97.0%	- 0.9%
Days on Market Until Sale	211	72	- 65.9%	174	90	- 48.3%
Inventory of Homes for Sale	48	25	- 47.9%	--	--	--
Months Supply of Inventory	7.7	3.8	- 50.6%	--	--	--

* 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

