

# Local Market Update for February 2019

A Research Tool Provided by the Colorado Association of REALTORS®



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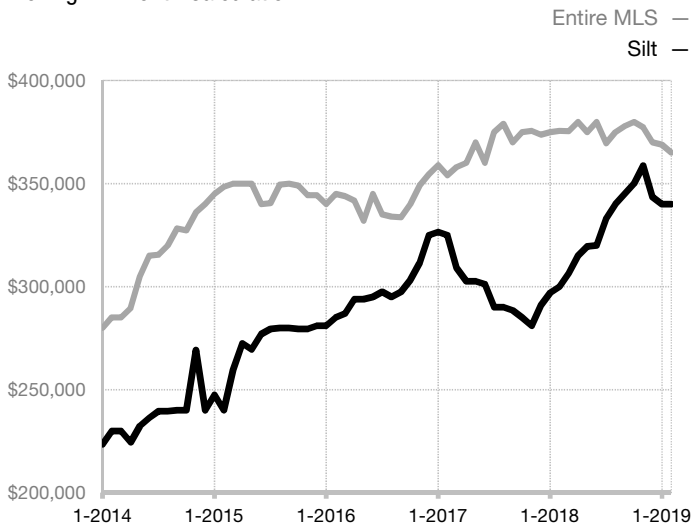
Single Family Key Metrics	February			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 02-2018	Thru 02-2019	Percent Change from Previous Year
New Listings	7	6	- 14.3%	17	12	- 29.4%
Sold Listings	3	3	0.0%	8	6	- 25.0%
Median Sales Price*	\$340,000	<b>\$295,000</b>	- 13.2%	\$369,975	<b>\$359,953</b>	- 2.7%
Average Sales Price*	\$322,333	<b>\$281,333</b>	- 12.7%	\$376,556	<b>\$327,318</b>	- 13.1%
Percent of List Price Received*	95.8%	<b>89.9%</b>	- 6.2%	98.1%	<b>98.5%</b>	+ 0.4%
Days on Market Until Sale	45	<b>117</b>	+ 160.0%	80	<b>81</b>	+ 1.3%
Inventory of Homes for Sale	34	<b>24</b>	- 29.4%	--	--	--
Months Supply of Inventory	5.4	<b>3.4</b>	- 37.0%	--	--	--

\* 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	February			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 02-2018	Thru 02-2019	Percent Change from Previous Year
New Listings	1	2	+ 100.0%	1	4	+ 300.0%
Sold Listings	0	1	--	3	4	+ 33.3%
Median Sales Price*	\$0	<b>\$315,000</b>	--	\$265,000	<b>\$305,000</b>	+ 15.1%
Average Sales Price*	\$0	<b>\$315,000</b>	--	\$266,000	<b>\$302,000</b>	+ 13.5%
Percent of List Price Received*	0.0%	<b>98.5%</b>	--	98.0%	<b>97.4%</b>	- 0.6%
Days on Market Until Sale	0	<b>90</b>	--	158	<b>64</b>	- 59.5%
Inventory of Homes for Sale	5	4	- 20.0%	--	--	--
Months Supply of Inventory	2.1	<b>1.7</b>	- 19.0%	--	--	--

\* 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

