

Local Market Update for July 2019

A Research Tool Provided by the Colorado Association of REALTORS®

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El Paso County

Contact the Pikes Peak Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

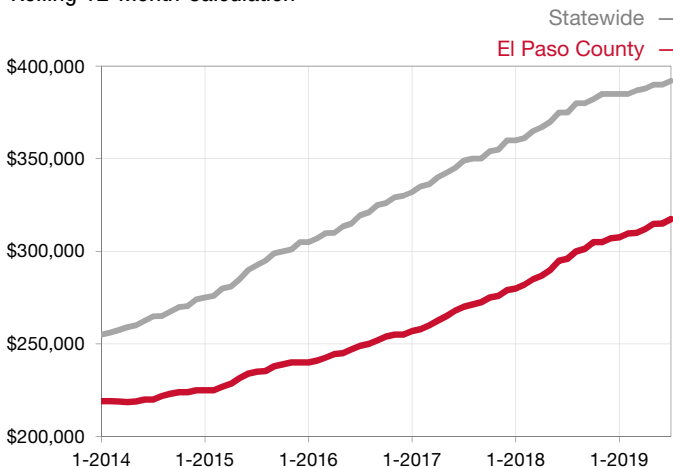
Single Family	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
New Listings	1,689	1,608	- 4.8%	10,933	10,471	- 4.2%
Sold Listings	1,457	1,488	+ 2.1%	8,575	8,493	- 1.0%
Median Sales Price*	\$310,000	\$332,000	+ 7.1%	\$307,000	\$324,900	+ 5.8%
Average Sales Price*	\$345,840	\$373,188	+ 7.9%	\$346,763	\$364,911	+ 5.2%
Percent of List Price Received*	100.1%	100.1%	0.0%	100.3%	100.0%	- 0.3%
Days on Market Until Sale	22	22	0.0%	26	31	+ 19.2%
Inventory of Homes for Sale	2,366	1,922	- 18.8%	--	--	--
Months Supply of Inventory	1.9	1.6	- 15.8%	--	--	--

* 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	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
New Listings	247	234	- 5.3%	1,525	1,426	- 6.5%
Sold Listings	228	236	+ 3.5%	1,250	1,197	- 4.2%
Median Sales Price*	\$217,950	\$222,861	+ 2.3%	\$210,000	\$222,000	+ 5.7%
Average Sales Price*	\$233,547	\$234,637	+ 0.5%	\$224,175	\$235,981	+ 5.3%
Percent of List Price Received*	100.7%	99.9%	- 0.8%	100.7%	100.0%	- 0.7%
Days on Market Until Sale	14	13	- 7.1%	14	20	+ 42.9%
Inventory of Homes for Sale	242	200	- 17.4%	--	--	--
Months Supply of Inventory	1.3	1.1	- 15.4%	--	--	--

* 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

