

# Local Market Update for July 2019

A Research Tool Provided by the Colorado Association of REALTORS®

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## First Congressional District

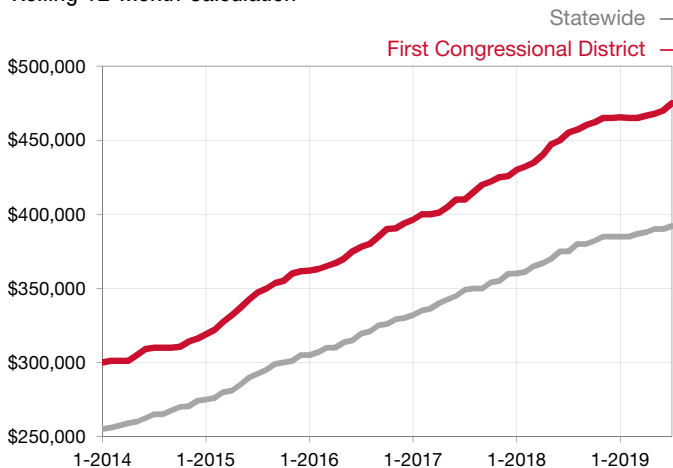
Single Family	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	870	<b>845</b>	- 2.9%	6,188	<b>6,553</b>	+ 5.9%
Sold Listings	711	<b>817</b>	+ 14.9%	4,819	<b>4,892</b>	+ 1.5%
Median Sales Price*	\$470,000	<b>\$498,500</b>	+ 6.1%	\$475,000	<b>\$485,000</b>	+ 2.1%
Average Sales Price*	\$599,023	<b>\$610,415</b>	+ 1.9%	\$596,642	<b>\$616,272</b>	+ 3.3%
Percent of List Price Received*	100.3%	<b>99.3%</b>	- 1.0%	100.5%	<b>99.3%</b>	- 1.2%
Days on Market Until Sale	17	<b>22</b>	+ 29.4%	19	<b>25</b>	+ 31.6%
Inventory of Homes for Sale	1,269	<b>1,229</b>	- 3.2%	--	--	--
Months Supply of Inventory	1.8	<b>1.8</b>	0.0%	--	--	--

\* 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	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	634	<b>688</b>	+ 8.5%	4,552	<b>5,142</b>	+ 13.0%
Sold Listings	546	<b>619</b>	+ 13.4%	3,583	<b>3,603</b>	+ 0.6%
Median Sales Price*	\$343,250	<b>\$375,000</b>	+ 9.2%	\$375,000	<b>\$370,000</b>	- 1.3%
Average Sales Price*	\$410,235	<b>\$436,701</b>	+ 6.5%	\$432,035	<b>\$449,944</b>	+ 4.1%
Percent of List Price Received*	99.6%	<b>98.7%</b>	- 0.9%	100.0%	<b>98.9%</b>	- 1.1%
Days on Market Until Sale	23	<b>32</b>	+ 39.1%	29	<b>36</b>	+ 24.1%
Inventory of Homes for Sale	1,115	<b>1,191</b>	+ 6.8%	--	--	--
Months Supply of Inventory	2.2	<b>2.4</b>	+ 9.1%	--	--	--

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



**Median Sales Price – Townhouse-Condo**  
Rolling 12-Month Calculation

