

Local Market Update for July 2019

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Montrose County

Contact the Montrose Association of REALTORS® or Gunnison Country Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

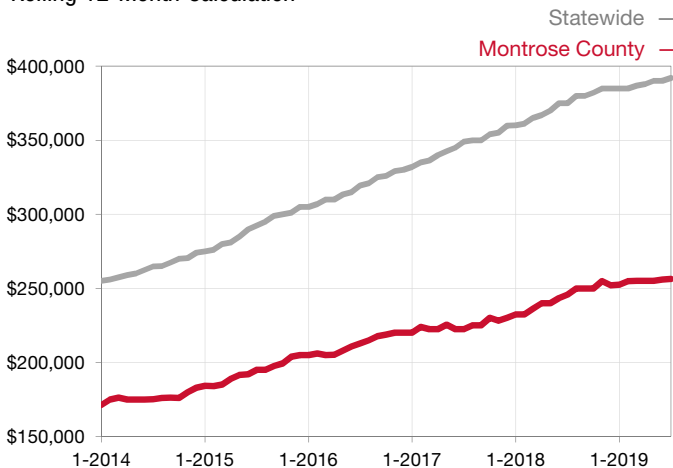
Single Family	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Key Metrics						
New Listings	109	86	- 21.1%	643	601	- 6.5%
Sold Listings	77	76	- 1.3%	431	395	- 8.4%
Median Sales Price*	\$263,000	\$270,250	+ 2.8%	\$251,900	\$260,000	+ 3.2%
Average Sales Price*	\$293,349	\$315,906	+ 7.7%	\$283,698	\$295,941	+ 4.3%
Percent of List Price Received*	97.5%	97.3%	- 0.2%	98.1%	98.1%	0.0%
Days on Market Until Sale	74	103	+ 39.2%	92	103	+ 12.0%
Inventory of Homes for Sale	245	243	- 0.8%	--	--	--
Months Supply of Inventory	4.0	4.3	+ 7.5%	--	--	--

* 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						
New Listings	8	5	- 37.5%	41	29	- 29.3%
Sold Listings	6	2	- 66.7%	26	30	+ 15.4%
Median Sales Price*	\$166,750	\$225,500	+ 35.2%	\$186,250	\$235,500	+ 26.4%
Average Sales Price*	\$187,573	\$225,500	+ 20.2%	\$196,280	\$231,348	+ 17.9%
Percent of List Price Received*	99.7%	99.8%	+ 0.1%	103.2%	99.2%	- 3.9%
Days on Market Until Sale	72	73	+ 1.4%	48	97	+ 102.1%
Inventory of Homes for Sale	10	8	- 20.0%	--	--	--
Months Supply of Inventory	3.2	1.8	- 43.8%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

