

Local Market Update for May 2020

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

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are the same!



El Paso County

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

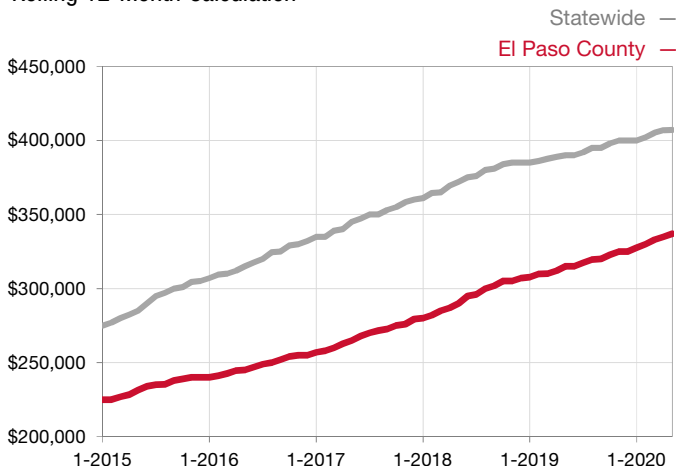
Single Family	May			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 05-2020	Percent Change from Previous Year
New Listings	1,866	1,662	- 10.9%	7,171	6,633	- 7.5%
Sold Listings	1,441	1,023	- 29.0%	5,487	4,977	- 9.3%
Median Sales Price*	\$329,000	\$352,500	+ 7.1%	\$320,000	\$350,000	+ 9.4%
Average Sales Price*	\$372,851	\$397,326	+ 6.6%	\$360,666	\$390,353	+ 8.2%
Percent of List Price Received*	100.3%	100.5%	+ 0.2%	99.9%	100.4%	+ 0.5%
Days on Market Until Sale	26	18	- 30.8%	35	25	- 28.6%
Inventory of Homes for Sale	1,880	1,334	- 29.0%	--	--	--
Months Supply of Inventory	1.6	1.1	- 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	May			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 05-2020	Percent Change from Previous Year
New Listings	247	224	- 9.3%	955	997	+ 4.4%
Sold Listings	186	146	- 21.5%	787	737	- 6.4%
Median Sales Price*	\$232,000	\$250,000	+ 7.8%	\$220,000	\$244,000	+ 10.9%
Average Sales Price*	\$241,715	\$257,043	+ 6.3%	\$234,232	\$256,187	+ 9.4%
Percent of List Price Received*	100.3%	99.9%	- 0.4%	100.0%	100.2%	+ 0.2%
Days on Market Until Sale	19	18	- 5.3%	23	18	- 21.7%
Inventory of Homes for Sale	192	154	- 19.8%	--	--	--
Months Supply of Inventory	1.1	0.9	- 18.2%	--	--	--

* 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

