

Local Market Update for May 2020

A Research Tool Provided by the Colorado Association of REALTORS®

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are the same!



Third Congressional District

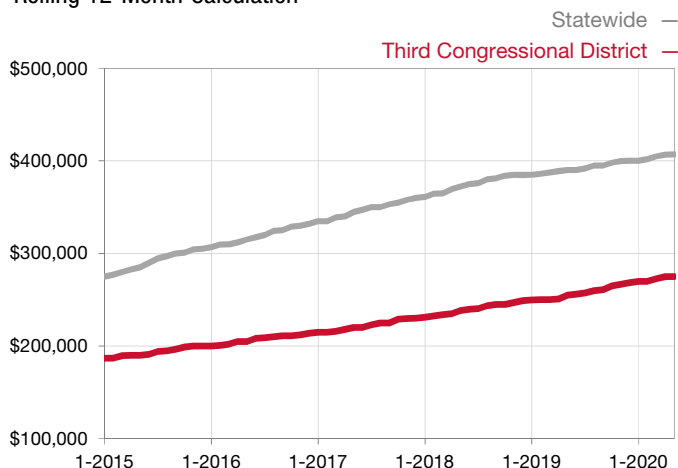
Single Family	May			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 05-2020	Percent Change from Previous Year
New Listings	1,961	1,594	- 18.7%	7,005	6,167	- 12.0%
Sold Listings	1,196	710	- 40.6%	4,328	3,977	- 8.1%
Median Sales Price*	\$274,900	\$283,500	+ 3.1%	\$257,900	\$275,000	+ 6.6%
Average Sales Price*	\$452,088	\$352,766	- 22.0%	\$406,106	\$387,443	- 4.6%
Percent of List Price Received*	98.1%	97.7%	- 0.4%	97.7%	97.5%	- 0.2%
Days on Market Until Sale	101	99	- 2.0%	105	102	- 2.9%
Inventory of Homes for Sale	4,917	3,775	- 23.2%	--	--	--
Months Supply of Inventory	4.9	3.9	- 20.4%	--	--	--

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

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	369	243	- 34.1%	1,372	1,060	- 22.7%
Sold Listings	265	101	- 61.9%	942	682	- 27.6%
Median Sales Price*	\$305,000	\$267,250	- 12.4%	\$299,000	\$289,000	- 3.3%
Average Sales Price*	\$468,819	\$443,290	- 5.4%	\$502,427	\$642,482	+ 27.9%
Percent of List Price Received*	97.8%	97.4%	- 0.4%	97.5%	97.4%	- 0.1%
Days on Market Until Sale	107	97	- 9.3%	115	117	+ 1.7%
Inventory of Homes for Sale	1,077	917	- 14.9%	--	--	--
Months Supply of Inventory	5.1	4.8	- 5.9%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

