

Local Market Update for January 2021

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

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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.

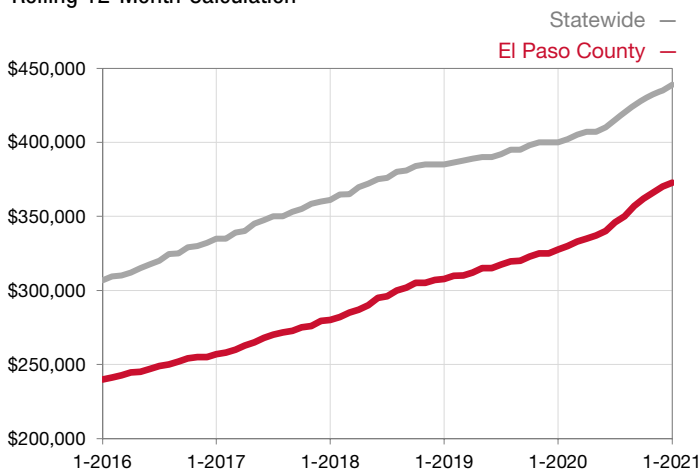
Single Family	January			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 01-2020	Thru 01-2021	Percent Change from Previous Year
Key Metrics						
New Listings	1,121	945	- 15.7%	1,121	945	- 15.7%
Sold Listings	818	838	+ 2.4%	818	838	+ 2.4%
Median Sales Price*	\$338,500	\$385,550	+ 13.9%	\$338,500	\$385,550	+ 13.9%
Average Sales Price*	\$376,524	\$439,958	+ 16.8%	\$376,524	\$439,958	+ 16.8%
Percent of List Price Received*	99.8%	101.7%	+ 1.9%	99.8%	101.7%	+ 1.9%
Days on Market Until Sale	31	19	- 38.7%	31	19	- 38.7%
Inventory of Homes for Sale	1,281	499	- 61.0%	--	--	--
Months Supply of Inventory	1.1	0.4	- 63.6%	--	--	--

* 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	January			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 01-2020	Thru 01-2021	Percent Change from Previous Year
Key Metrics						
New Listings	192	136	- 29.2%	192	136	- 29.2%
Sold Listings	121	143	+ 18.2%	121	143	+ 18.2%
Median Sales Price*	\$233,000	\$270,000	+ 15.9%	\$233,000	\$270,000	+ 15.9%
Average Sales Price*	\$253,049	\$273,342	+ 8.0%	\$253,049	\$273,342	+ 8.0%
Percent of List Price Received*	100.0%	101.8%	+ 1.8%	100.0%	101.8%	+ 1.8%
Days on Market Until Sale	24	10	- 58.3%	24	10	- 58.3%
Inventory of Homes for Sale	159	68	- 57.2%	--	--	--
Months Supply of Inventory	0.9	0.4	- 55.6%	--	--	--

* 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

