

# Local Market Update for January 2021

A Research Tool Provided by the Colorado Association of REALTORS®

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## First Congressional District

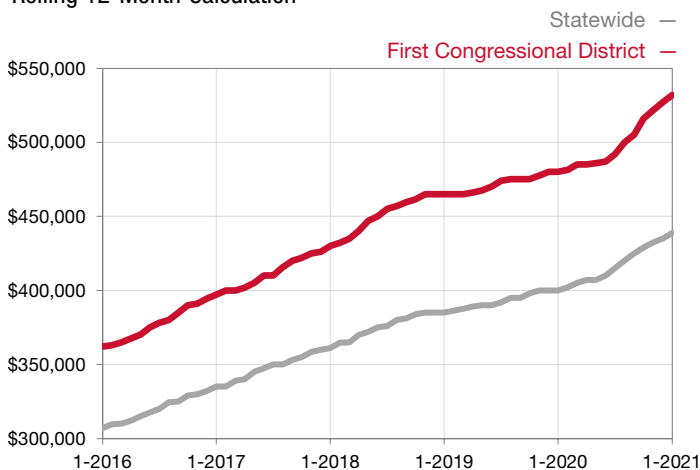
Single Family	January			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 01-2020	Thru 01-2021	Percent Change from Previous Year
New Listings	620	597	- 3.7%	620	597	- 3.7%
Sold Listings	463	481	+ 3.9%	463	481	+ 3.9%
Median Sales Price*	\$450,500	<b>\$530,000</b>	+ 17.6%	\$450,500	<b>\$530,000</b>	+ 17.6%
Average Sales Price*	\$532,555	<b>\$747,360</b>	+ 40.3%	\$532,555	<b>\$747,360</b>	+ 40.3%
Percent of List Price Received*	98.6%	<b>100.7%</b>	+ 2.1%	98.6%	<b>100.7%</b>	+ 2.1%
Days on Market Until Sale	42	<b>25</b>	- 40.5%	42	<b>25</b>	- 40.5%
Inventory of Homes for Sale	800	<b>242</b>	- 69.8%	--	--	--
Months Supply of Inventory	1.1	<b>0.3</b>	- 72.7%	--	--	--

\* 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
New Listings	612	587	- 4.1%	612	587	- 4.1%
Sold Listings	367	377	+ 2.7%	367	377	+ 2.7%
Median Sales Price*	\$399,900	<b>\$430,000</b>	+ 7.5%	\$399,900	<b>\$430,000</b>	+ 7.5%
Average Sales Price*	\$436,038	<b>\$497,080</b>	+ 14.0%	\$436,038	<b>\$497,080</b>	+ 14.0%
Percent of List Price Received*	98.7%	<b>99.2%</b>	+ 0.5%	98.7%	<b>99.2%</b>	+ 0.5%
Days on Market Until Sale	55	<b>51</b>	- 7.3%	55	<b>51</b>	- 7.3%
Inventory of Homes for Sale	1,111	<b>656</b>	- 41.0%	--	--	--
Months Supply of Inventory	2.2	<b>1.2</b>	- 45.5%	--	--	--

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Median Sales Price – Single Family  
Rolling 12-Month Calculation



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

