

# Local Market Update for October 2021

A Research Tool Provided by the Colorado Association of REALTORS®

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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.

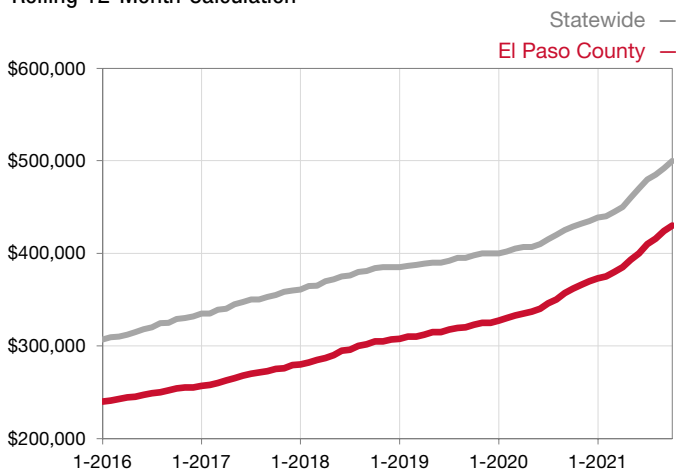
Single Family	October			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 10-2020	Thru 10-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	1,385	<b>1,370</b>	- 1.1%	14,704	<b>14,920</b>	+ 1.5%
Sold Listings	1,526	<b>1,417</b>	- 7.1%	12,923	<b>13,496</b>	+ 4.4%
Median Sales Price*	\$381,250	<b>\$446,000</b>	+ 17.0%	\$368,000	<b>\$435,000</b>	+ 18.2%
Average Sales Price*	\$433,224	<b>\$513,735</b>	+ 18.6%	\$413,334	<b>\$488,809</b>	+ 18.3%
Percent of List Price Received*	101.0%	<b>101.9%</b>	+ 0.9%	100.6%	<b>103.4%</b>	+ 2.8%
Days on Market Until Sale	18	<b>14</b>	- 22.2%	21	<b>11</b>	- 47.6%
Inventory of Homes for Sale	1,070	<b>946</b>	- 11.6%	--	--	--
Months Supply of Inventory	0.9	<b>0.7</b>	- 22.2%	--	--	--

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

Townhouse/Condo	October			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 10-2020	Thru 10-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	208	<b>227</b>	+ 9.1%	2,174	<b>2,253</b>	+ 3.6%
Sold Listings	250	<b>233</b>	- 6.8%	1,905	<b>2,073</b>	+ 8.8%
Median Sales Price*	\$260,500	<b>\$330,000</b>	+ 26.7%	\$250,500	<b>\$310,000</b>	+ 23.8%
Average Sales Price*	\$274,044	<b>\$326,488</b>	+ 19.1%	\$265,550	<b>\$320,788</b>	+ 20.8%
Percent of List Price Received*	100.7%	<b>101.8%</b>	+ 1.1%	100.5%	<b>103.1%</b>	+ 2.6%
Days on Market Until Sale	11	<b>9</b>	- 18.2%	17	<b>8</b>	- 52.9%
Inventory of Homes for Sale	124	<b>127</b>	+ 2.4%	--	--	--
Months Supply of Inventory	0.7	<b>0.6</b>	- 14.3%	--	--	--

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

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

