

Local Market Update for January 2019

A Research Tool Provided by the Colorado Association of REALTORS®

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Fifth Congressional District

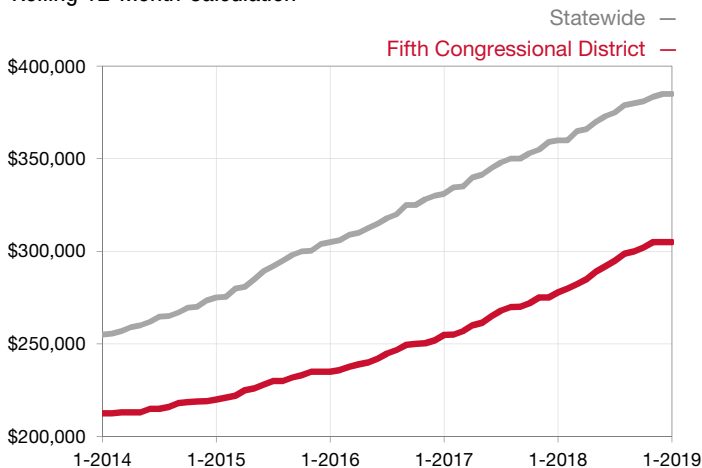
Single Family	January			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 01-2018	Thru 01-2019	Percent Change from Previous Year
Key Metrics						
New Listings	1,274	1,281	+ 0.5%	1,274	1,281	+ 0.5%
Sold Listings	1,033	940	- 9.0%	1,033	940	- 9.0%
Median Sales Price*	\$291,250	\$300,000	+ 3.0%	\$291,250	\$300,000	+ 3.0%
Average Sales Price*	\$326,252	\$334,541	+ 2.5%	\$326,252	\$334,541	+ 2.5%
Percent of List Price Received*	98.9%	98.7%	- 0.2%	98.9%	98.7%	- 0.2%
Days on Market Until Sale	45	50	+ 11.1%	45	50	+ 11.1%
Inventory of Homes for Sale	2,124	2,226	+ 4.8%	--	--	--
Months Supply of Inventory	1.4	1.6	+ 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.

Townhouse-Condo	January			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 01-2018	Thru 01-2019	Percent Change from Previous Year
Key Metrics						
New Listings	189	181	- 4.2%	189	181	- 4.2%
Sold Listings	143	142	- 0.7%	143	142	- 0.7%
Median Sales Price*	\$198,500	\$208,500	+ 5.0%	\$198,500	\$208,500	+ 5.0%
Average Sales Price*	\$216,026	\$222,030	+ 2.8%	\$216,026	\$222,030	+ 2.8%
Percent of List Price Received*	99.0%	99.4%	+ 0.4%	99.0%	99.4%	+ 0.4%
Days on Market Until Sale	21	25	+ 19.0%	21	25	+ 19.0%
Inventory of Homes for Sale	181	186	+ 2.8%	--	--	--
Months Supply of Inventory	0.8	0.9	+ 12.5%	--	--	--

* 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

