

Local Market Update for January 2019

A Research Tool Provided by the Colorado Association of REALTORS®

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First Congressional District

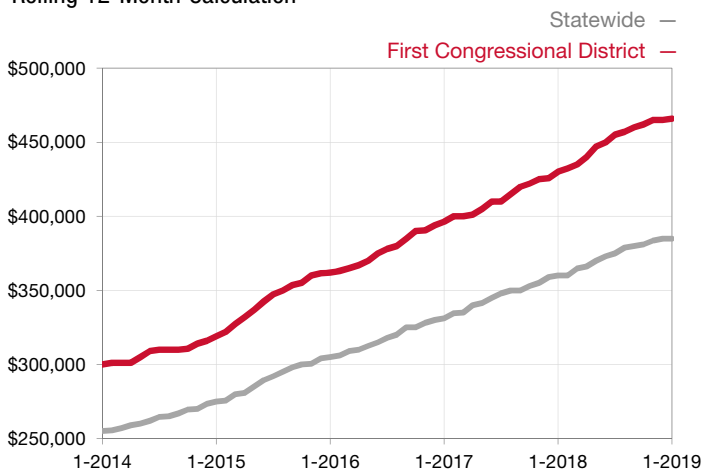
Single Family	January			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 01-2018	Thru 01-2019	Percent Change from Previous Year
Key Metrics						
New Listings	595	726	+ 22.0%	595	726	+ 22.0%
Sold Listings	440	383	- 13.0%	440	383	- 13.0%
Median Sales Price*	\$429,600	\$423,250	- 1.5%	\$429,600	\$423,250	- 1.5%
Average Sales Price*	\$561,550	\$547,369	- 2.5%	\$561,550	\$547,369	- 2.5%
Percent of List Price Received*	99.3%	98.1%	- 1.2%	99.3%	98.1%	- 1.2%
Days on Market Until Sale	32	39	+ 21.9%	32	39	+ 21.9%
Inventory of Homes for Sale	747	818	+ 9.5%	--	--	--
Months Supply of Inventory	1.1	1.2	+ 9.1%	--	--	--

* 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	482	592	+ 22.8%	482	592	+ 22.8%
Sold Listings	346	281	- 18.8%	346	281	- 18.8%
Median Sales Price*	\$379,200	\$341,500	- 9.9%	\$379,200	\$341,500	- 9.9%
Average Sales Price*	\$446,020	\$466,102	+ 4.5%	\$446,020	\$466,102	+ 4.5%
Percent of List Price Received*	99.2%	98.1%	- 1.1%	99.2%	98.1%	- 1.1%
Days on Market Until Sale	44	51	+ 15.9%	44	51	+ 15.9%
Inventory of Homes for Sale	758	918	+ 21.1%	--	--	--
Months Supply of Inventory	1.5	1.9	+ 26.7%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

