

Local Market Update for January 2019

A Research Tool Provided by the Colorado Association of REALTORS®

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Second Congressional District

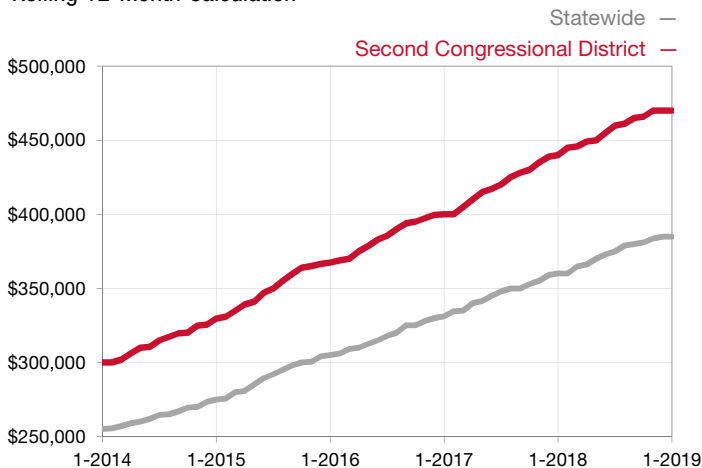
Single Family	January			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 01-2018	Thru 01-2019	Percent Change from Previous Year
Key Metrics						
New Listings	901	942	+ 4.6%	901	942	+ 4.6%
Sold Listings	665	564	- 15.2%	665	564	- 15.2%
Median Sales Price*	\$439,000	\$439,950	+ 0.2%	\$439,000	\$439,950	+ 0.2%
Average Sales Price*	\$600,201	\$632,211	+ 5.3%	\$600,201	\$632,211	+ 5.3%
Percent of List Price Received*	98.6%	98.2%	- 0.4%	98.6%	98.2%	- 0.4%
Days on Market Until Sale	58	55	- 5.2%	58	55	- 5.2%
Inventory of Homes for Sale	1,946	1,844	- 5.2%	--	--	--
Months Supply of Inventory	1.9	1.9	0.0%	--	--	--

* 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	460	543	+ 18.0%	460	543	+ 18.0%
Sold Listings	330	306	- 7.3%	330	306	- 7.3%
Median Sales Price*	\$320,000	\$344,500	+ 7.7%	\$320,000	\$344,500	+ 7.7%
Average Sales Price*	\$455,900	\$517,898	+ 13.6%	\$455,900	\$517,898	+ 13.6%
Percent of List Price Received*	99.1%	98.2%	- 0.9%	99.1%	98.2%	- 0.9%
Days on Market Until Sale	59	59	0.0%	59	59	0.0%
Inventory of Homes for Sale	1,107	1,150	+ 3.9%	--	--	--
Months Supply of Inventory	2.2	2.5	+ 13.6%	--	--	--

* 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

