

Local Market Update for July 2018

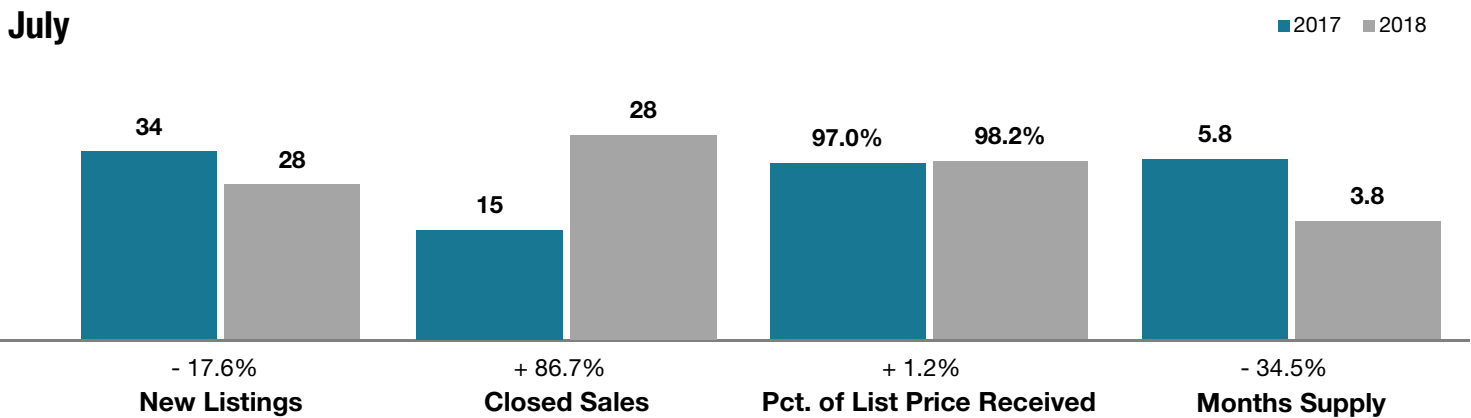
A Research Tool Provided by the Colorado Association of REALTORS®



Salida

Key Metrics	July			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 7-2017	Thru 7-2018	Percent Change from Previous Year
New Listings	34	28	- 17.6%	144	178	+ 23.6%
Closed Sales	15	28	+ 86.7%	96	130	+ 35.4%
Median Sales Price*	\$398,000	\$342,000	- 14.1%	\$355,000	\$382,000	+ 7.6%
Average Sales Price*	\$421,200	\$379,597	- 9.9%	\$392,022	\$425,047	+ 8.4%
Percent of List Price Received*	97.0%	98.2%	+ 1.2%	96.5%	97.3%	+ 0.8%
Days on Market Until Sale	143	58	- 59.4%	108	73	- 32.4%
Inventory of Homes for Sale	90	69	- 23.3%	--	--	--
Months Supply of Inventory	5.8	3.8	- 34.5%	--	--	--

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



Historical Median Sales Price Rolling 12-Month Calculation

