

Local Market Update for January 2020

A Research Tool Provided by the Colorado Association of REALTORS®



Carbondale

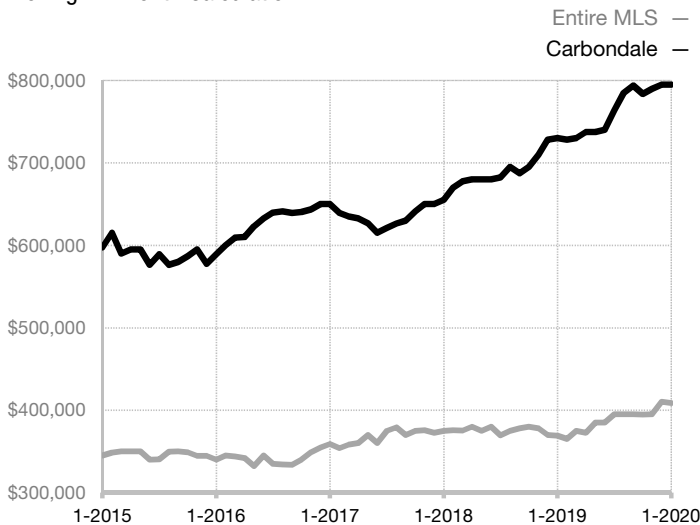
Single Family Key Metrics	January			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 01-2019	Thru 01-2020	Percent Change from Previous Year
New Listings	14	14	0.0%	14	14	0.0%
Sold Listings	7	3	- 57.1%	7	3	- 57.1%
Median Sales Price*	\$797,500	\$975,000	+ 22.3%	\$797,500	\$975,000	+ 22.3%
Average Sales Price*	\$968,286	\$979,500	+ 1.2%	\$968,286	\$979,500	+ 1.2%
Percent of List Price Received*	94.6%	91.2%	- 3.6%	94.6%	91.2%	- 3.6%
Days on Market Until Sale	158	409	+ 158.9%	158	409	+ 158.9%
Inventory of Homes for Sale	137	84	- 38.7%	--	--	--
Months Supply of Inventory	9.2	5.6	- 39.1%	--	--	--

* 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 Key Metrics	January			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 01-2019	Thru 01-2020	Percent Change from Previous Year
New Listings	8	4	- 50.0%	8	4	- 50.0%
Sold Listings	5	3	- 40.0%	5	3	- 40.0%
Median Sales Price*	\$685,000	\$449,500	- 34.4%	\$685,000	\$449,500	- 34.4%
Average Sales Price*	\$602,000	\$671,837	+ 11.6%	\$602,000	\$671,837	+ 11.6%
Percent of List Price Received*	95.5%	97.3%	+ 1.9%	95.5%	97.3%	+ 1.9%
Days on Market Until Sale	182	55	- 69.8%	182	55	- 69.8%
Inventory of Homes for Sale	33	30	- 9.1%	--	--	--
Months Supply of Inventory	5.7	4.6	- 19.3%	--	--	--

* 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

