

Local Market Update for May 2020

A Research Tool Provided by the Colorado Association of REALTORS®



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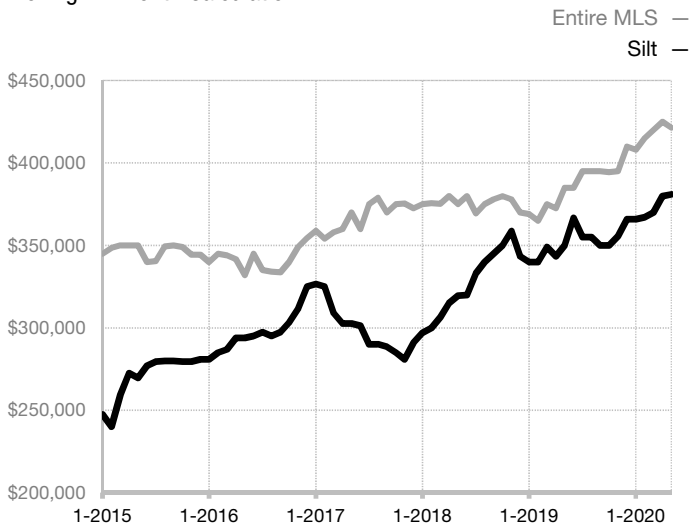
Single Family	May			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 05-2020	Percent Change from Previous Year
Key Metrics						
New Listings	11	6	- 45.5%	44	30	- 31.8%
Sold Listings	15	4	- 73.3%	36	22	- 38.9%
Median Sales Price*	\$385,000	\$456,200	+ 18.5%	\$372,500	\$414,250	+ 11.2%
Average Sales Price*	\$421,657	\$525,725	+ 24.7%	\$384,421	\$434,200	+ 12.9%
Percent of List Price Received*	97.2%	97.7%	+ 0.5%	98.5%	97.6%	- 0.9%
Days on Market Until Sale	91	24	- 73.6%	74	59	- 20.3%
Inventory of Homes for Sale	28	10	- 64.3%	--	--	--
Months Supply of Inventory	3.7	1.8	- 51.4%	--	--	--

* 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	May			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 05-2020	Percent Change from Previous Year
Key Metrics						
New Listings	1	3	+ 200.0%	8	11	+ 37.5%
Sold Listings	2	0	- 100.0%	13	0	- 100.0%
Median Sales Price*	\$281,700	\$0	- 100.0%	\$293,000	\$0	- 100.0%
Average Sales Price*	\$281,700	\$0	- 100.0%	\$285,915	\$0	- 100.0%
Percent of List Price Received*	100.7%	0.0%	- 100.0%	98.6%	0.0%	- 100.0%
Days on Market Until Sale	30	0	- 100.0%	86	0	- 100.0%
Inventory of Homes for Sale	3	6	+ 100.0%	--	--	--
Months Supply of Inventory	1.1	4.0	+ 263.6%	--	--	--

* 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

