

# Local Market Update for August 2020

A Research Tool Provided by the Colorado Association of REALTORS®



## Battlement Mesa-Parachute

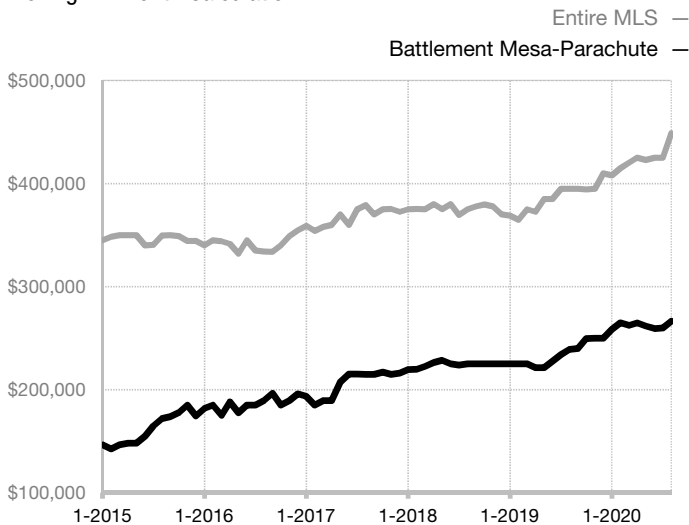
Single Family	August			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 08-2019	Thru 08-2020	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	9	14	+ 55.6%	89	104	+ 16.9%
Sold Listings	10	20	+ 100.0%	74	84	+ 13.5%
Median Sales Price*	\$238,250	<b>\$285,750</b>	+ 19.9%	\$247,500	<b>\$266,500</b>	+ 7.7%
Average Sales Price*	\$267,140	<b>\$328,434</b>	+ 22.9%	\$260,700	<b>\$293,009</b>	+ 12.4%
Percent of List Price Received*	99.2%	<b>98.6%</b>	- 0.6%	98.4%	<b>98.3%</b>	- 0.1%
Days on Market Until Sale	16	<b>66</b>	+ 312.5%	61	<b>56</b>	- 8.2%
Inventory of Homes for Sale	33	<b>20</b>	- 39.4%	--	--	--
Months Supply of Inventory	3.8	<b>2.1</b>	- 44.7%	--	--	--

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

Townhouse/Condo	August			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 08-2019	Thru 08-2020	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	1	5	+ 400.0%	20	26	+ 30.0%
Sold Listings	3	4	+ 33.3%	17	16	- 5.9%
Median Sales Price*	\$141,500	<b>\$203,500</b>	+ 43.8%	\$150,000	<b>\$190,000</b>	+ 26.7%
Average Sales Price*	\$140,167	<b>\$220,250</b>	+ 57.1%	\$168,024	<b>\$198,188</b>	+ 18.0%
Percent of List Price Received*	99.7%	<b>100.5%</b>	+ 0.8%	98.8%	<b>99.5%</b>	+ 0.7%
Days on Market Until Sale	28	9	- 67.9%	39	28	- 28.2%
Inventory of Homes for Sale	3	6	+ 100.0%	--	--	--
Months Supply of Inventory	1.5	<b>2.5</b>	+ 66.7%	--	--	--

\* 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

