

Local Market Update for September 2019

A Research Tool Provided by the Colorado Association of REALTORS®



Carbondale

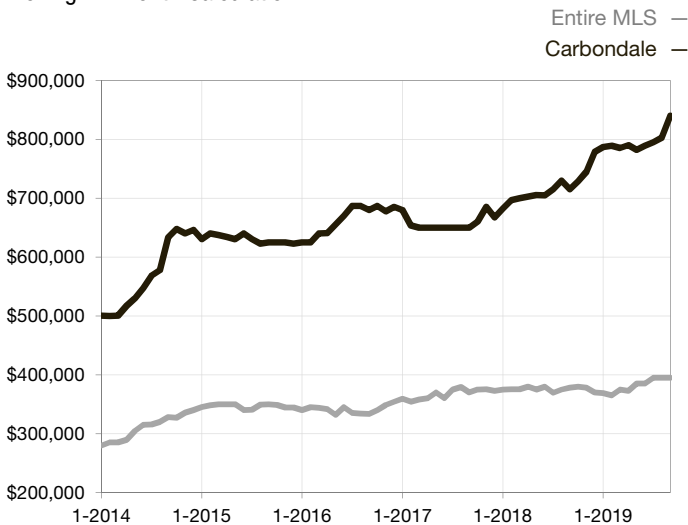
Single Family Key Metrics	September			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 09-2018	Thru 9-2019	Percent Change from Previous Year
New Listings	24	10	- 58.3%	208	206	- 1.0%
Sold Listings	13	12	- 7.7%	123	122	- 0.8%
Median Sales Price*	\$700,000	\$808,500	+ 15.5%	\$769,500	\$822,500	+ 6.9%
Average Sales Price*	\$858,923	\$1,067,167	+ 24.2%	\$850,691	\$991,131	+ 16.5%
Percent of List Price Received*	96.6%	92.9%	- 3.8%	96.5%	95.7%	- 0.8%
Days on Market Until Sale	119	130	+ 9.2%	119	130	+ 9.2%
Inventory of Homes for Sale	125	107	- 14.4%	--	--	--
Months Supply of Inventory	8.7	8.3	- 4.6%	--	--	--

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

Townhouse-Condo Key Metrics	September			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 09-2018	Thru 9-2019	Percent Change from Previous Year
New Listings	6	3	- 50.0%	74	97	+ 31.1%
Sold Listings	3	7	+ 133.3%	51	64	+ 25.5%
Median Sales Price*	\$535,000	\$460,000	- 14.0%	\$475,000	\$490,000	+ 3.2%
Average Sales Price*	\$523,333	\$564,357	+ 7.8%	\$530,300	\$583,098	+ 10.0%
Percent of List Price Received*	96.9%	97.5%	+ 0.6%	97.3%	98.5%	+ 1.2%
Days on Market Until Sale	17	110	+ 547.1%	97	95	- 2.1%
Inventory of Homes for Sale	36	30	- 16.7%	--	--	--
Months Supply of Inventory	6.0	4.6	- 23.3%	--	--	--

* 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

