

# Local Market Update for July 2019

A Research Tool Provided by the Colorado Association of REALTORS®



## Basalt

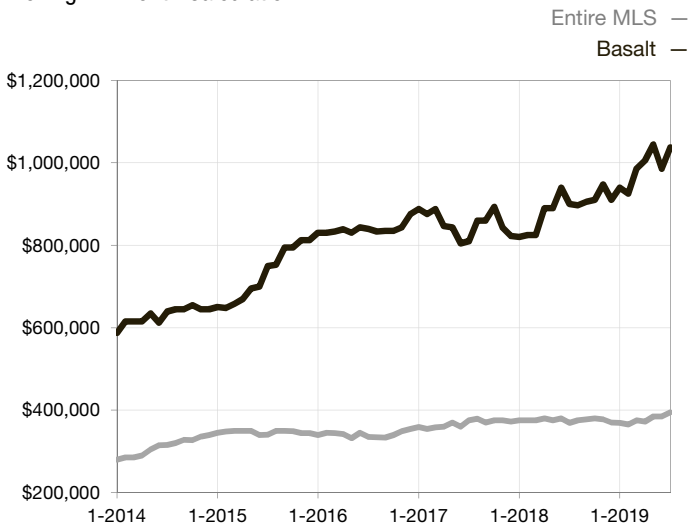
Single Family Key Metrics	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 7-2019	Percent Change from Previous Year
New Listings	9	15	+ 66.7%	66	76	+ 15.2%
Sold Listings	3	7	+ 133.3%	30	31	+ 3.3%
Median Sales Price*	\$745,000	\$1,060,000	+ 42.3%	\$895,000	\$1,060,000	+ 18.4%
Average Sales Price*	\$665,000	\$1,211,740	+ 82.2%	\$1,252,510	\$1,275,766	+ 1.9%
Percent of List Price Received*	93.6%	95.3%	+ 1.8%	94.2%	95.4%	+ 1.3%
Days on Market Until Sale	8	160	+ 1900.0%	156	135	- 13.5%
Inventory of Homes for Sale	59	66	+ 11.9%	--	--	--
Months Supply of Inventory	10.6	12.4	+ 17.0%	--	--	--

\* 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	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 7-2019	Percent Change from Previous Year
New Listings	14	14	0.0%	74	62	- 16.2%
Sold Listings	3	4	+ 33.3%	37	33	- 10.8%
Median Sales Price*	\$535,000	\$625,000	+ 16.8%	\$520,000	\$565,000	+ 8.7%
Average Sales Price*	\$546,333	\$634,750	+ 16.2%	\$584,287	\$638,659	+ 9.3%
Percent of List Price Received*	98.3%	97.5%	- 0.8%	98.5%	97.1%	- 1.4%
Days on Market Until Sale	252	46	- 81.7%	127	105	- 17.3%
Inventory of Homes for Sale	58	44	- 24.1%	--	--	--
Months Supply of Inventory	8.8	8.0	- 9.1%	--	--	--

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



**Median Sales Price – Townhouse-Condo**  
Rolling 12-Month Calculation

