

Local Market Update for June 2020

A Research Tool Provided by the Colorado Association of REALTORS®



Carbondale

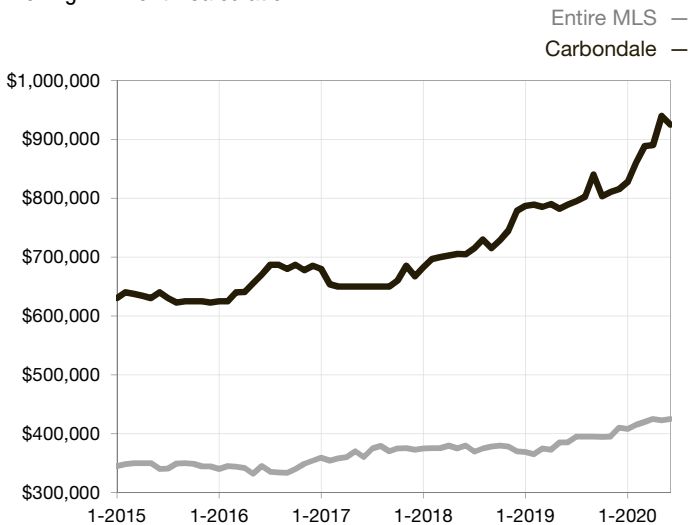
Single Family Key Metrics	June			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 06-2019	Thru 6-2020	Percent Change from Previous Year
New Listings	44	25	- 43.2%	143	100	- 30.1%
Sold Listings	15	27	+ 80.0%	75	75	0.0%
Median Sales Price*	\$877,500	\$903,000	+ 2.9%	\$790,000	\$975,000	+ 23.4%
Average Sales Price*	\$939,914	\$1,038,695	+ 10.5%	\$927,796	\$1,081,225	+ 16.5%
Percent of List Price Received*	97.8%	96.4%	- 1.4%	96.2%	95.6%	- 0.6%
Days on Market Until Sale	148	124	- 16.2%	130	158	+ 21.5%
Inventory of Homes for Sale	131	55	- 58.0%	--	--	--
Months Supply of Inventory	9.9	3.9	- 60.6%	--	--	--

* 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	June			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 06-2019	Thru 6-2020	Percent Change from Previous Year
New Listings	24	7	- 70.8%	71	47	- 33.8%
Sold Listings	9	8	- 11.1%	31	31	0.0%
Median Sales Price*	\$549,000	\$500,000	- 8.9%	\$476,000	\$495,000	+ 4.0%
Average Sales Price*	\$619,167	\$573,594	- 7.4%	\$563,187	\$589,791	+ 4.7%
Percent of List Price Received*	98.4%	95.4%	- 3.0%	98.6%	98.3%	- 0.3%
Days on Market Until Sale	121	65	- 46.3%	107	96	- 10.3%
Inventory of Homes for Sale	38	26	- 31.6%	--	--	--
Months Supply of Inventory	7.1	3.9	- 45.1%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

