

# Local Market Update for August 2021

A Research Tool Provided by the Colorado Association of REALTORS®



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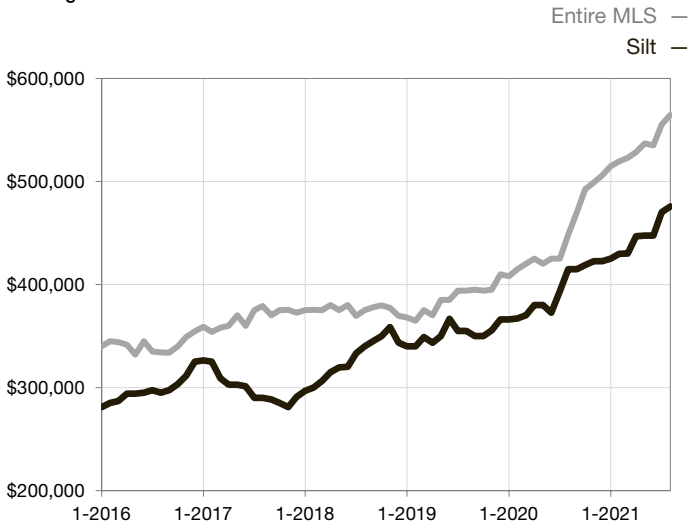
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 8-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	12	13	+ 8.3%	65	87	+ 33.8%
Sold Listings	13	7	- 46.2%	52	55	+ 5.8%
Median Sales Price*	\$465,000	<b>\$487,500</b>	+ 4.8%	\$420,000	<b>\$479,000</b>	+ 14.0%
Average Sales Price*	\$493,953	<b>\$527,143</b>	+ 6.7%	\$443,984	<b>\$500,167</b>	+ 12.7%
Percent of List Price Received*	99.2%	<b>96.4%</b>	- 2.8%	98.5%	<b>99.5%</b>	+ 1.0%
Days on Market Until Sale	40	32	- 20.0%	54	37	- 31.5%
Inventory of Homes for Sale	19	23	+ 21.1%	--	--	--
Months Supply of Inventory	2.9	3.2	+ 10.3%	--	--	--

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

Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 8-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	0	0	--	15	8	- 46.7%
Sold Listings	4	0	- 100.0%	11	7	- 36.4%
Median Sales Price*	\$238,750	<b>\$0</b>	- 100.0%	\$257,500	<b>\$389,000</b>	+ 51.1%
Average Sales Price*	\$243,600	<b>\$0</b>	- 100.0%	\$239,809	<b>\$369,857</b>	+ 54.2%
Percent of List Price Received*	98.3%	<b>0.0%</b>	- 100.0%	99.0%	<b>99.9%</b>	+ 0.9%
Days on Market Until Sale	159	0	- 100.0%	91	13	- 85.7%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.4	0.4	0.0%	--	--	--

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

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



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

