

Local Market Update for April 2018

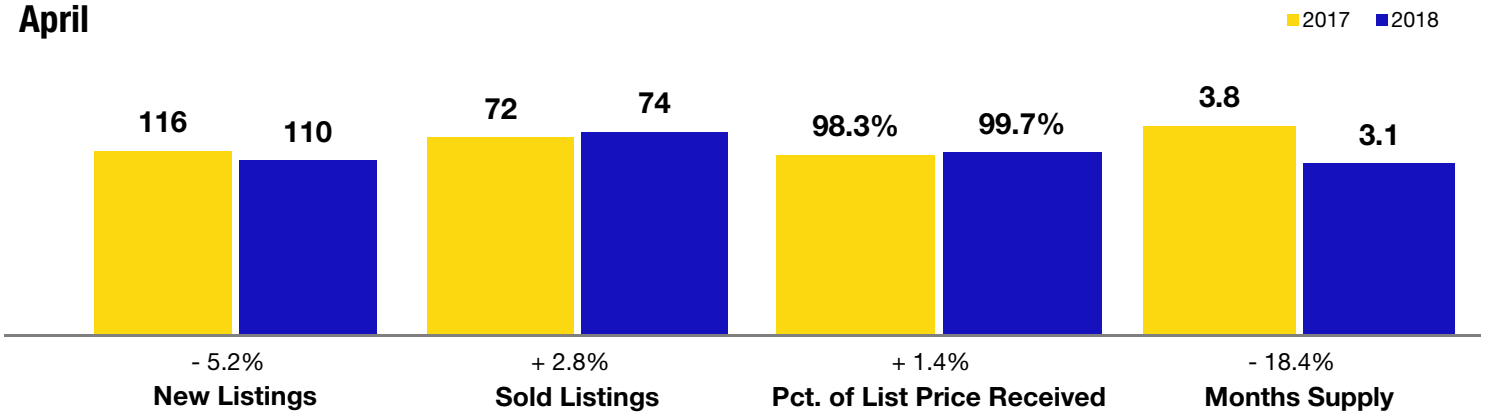
A Research Tool Provided by the Colorado Association of REALTORS®

Montrose County

Key Metrics	April			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 04-2017	Thru 04-2018	Percent Change from Previous Year
New Listings	116	110	- 5.2%	372	364	- 2.2%
Sold Listings	72	74	+ 2.8%	200	233	+ 16.5%
Median Sales Price*	\$215,000	\$251,000	+ 16.7%	\$207,950	\$235,500	+ 13.2%
Average Sales Price*	\$242,977	\$277,217	+ 14.1%	\$226,830	\$263,407	+ 16.1%
Percent of List Price Received*	98.3%	99.7%	+ 1.4%	98.5%	98.5%	0.0%
Days on Market Until Sale	101	92	- 8.9%	103	98	- 4.9%
Cumulative Days on Market Until Sale	113	130	+ 15.0%	122	120	- 1.6%
Inventory of Homes for Sale	252	216	- 14.3%	--	--	--
Months Supply of Inventory	3.8	3.1	- 18.4%	--	--	--

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

April



Historical Median Sales Price Rolling 12-Month Calculation

