

Local Market Update for May 2016

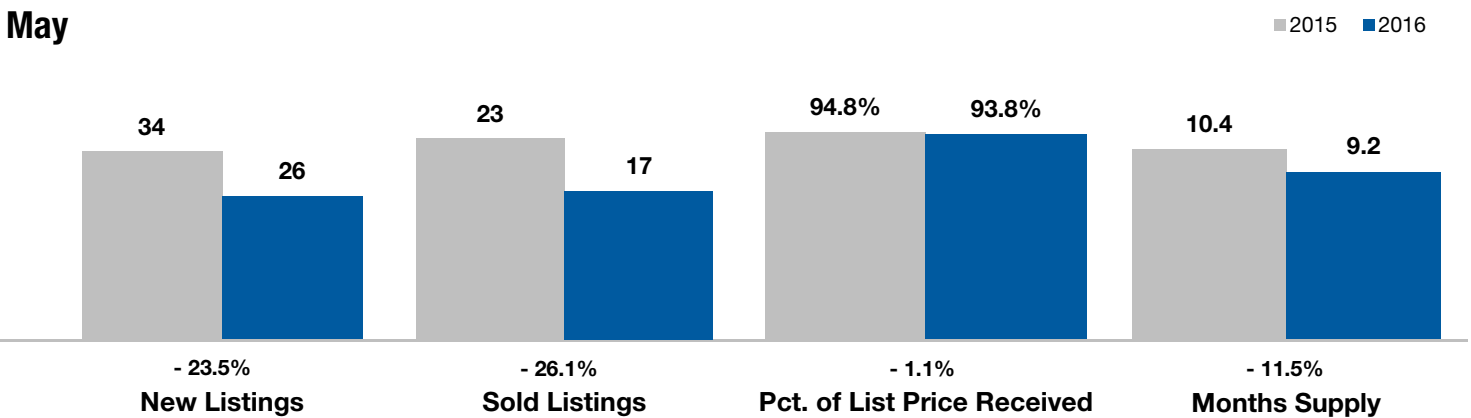
A Research Tool Provided by the Colorado Association of REALTORS®



Cortez

Key Metrics	May			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 05-2015	Thru 05-2016	Percent Change from Previous Year
New Listings	34	26	- 23.5%	144	140	- 2.8%
Sold Listings	23	17	- 26.1%	73	68	- 6.8%
Median Sales Price*	\$175,000	\$145,000	- 17.1%	\$145,000	\$145,000	0.0%
Average Sales Price*	\$188,668	\$170,676	- 9.5%	\$159,708	\$164,911	+ 3.3%
Percent of List Price Received*	94.8%	93.8%	- 1.1%	94.4%	95.9%	+ 1.6%
Days on Market Until Sale	164	144	- 12.2%	213	134	- 37.1%
Cumulative Days on Market Until Sale	227	163	- 28.2%	239	156	- 34.7%
Inventory of Homes for Sale	160	144	- 10.0%	--	--	--
Months Supply of Inventory	10.4	9.2	- 11.5%	--	--	--

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



Historical Median Sales Price Rolling 12-Month Calculation

