

Local Market Update for July 2016

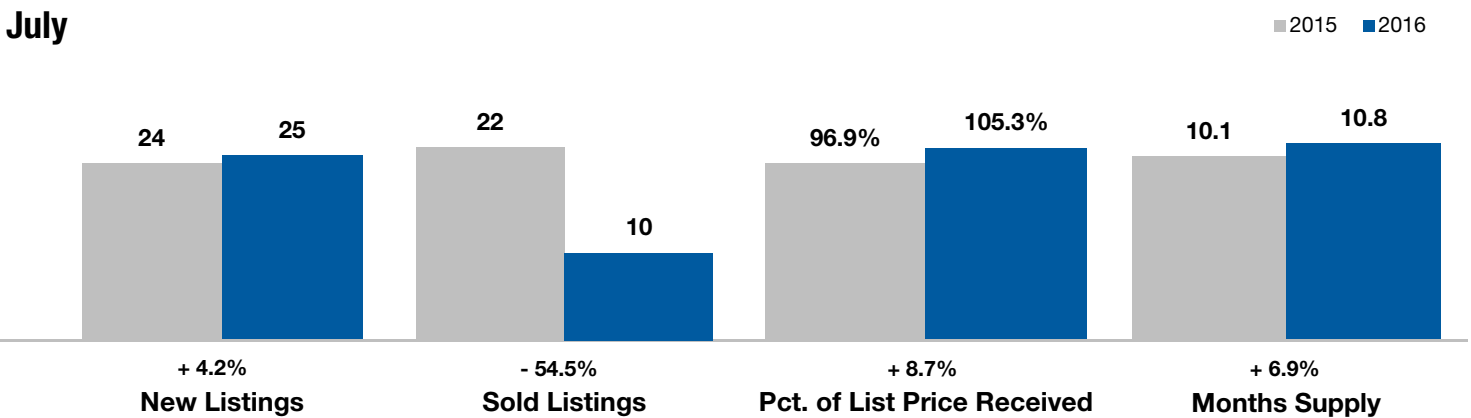
A Research Tool Provided by the Colorado Association of REALTORS®



Cortez

Key Metrics	July			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 07-2015	Thru 07-2016	Percent Change from Previous Year
New Listings	24	25	+ 4.2%	198	197	- 0.5%
Sold Listings	22	10	- 54.5%	113	99	- 12.4%
Median Sales Price*	\$159,750	\$123,250	- 22.8%	\$148,000	\$152,000	+ 2.7%
Average Sales Price*	\$157,520	\$152,873	- 3.0%	\$163,690	\$168,387	+ 2.9%
Percent of List Price Received*	96.9%	105.3%	+ 8.7%	95.2%	96.9%	+ 1.8%
Days on Market Until Sale	140	117	- 16.4%	190	142	- 25.3%
Cumulative Days on Market Until Sale	162	136	- 16.0%	216	163	- 24.5%
Inventory of Homes for Sale	158	160	+ 1.3%	--	--	--
Months Supply of Inventory	10.1	10.8	+ 6.9%	--	--	--

* 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

