

Local Market Update for May 2017

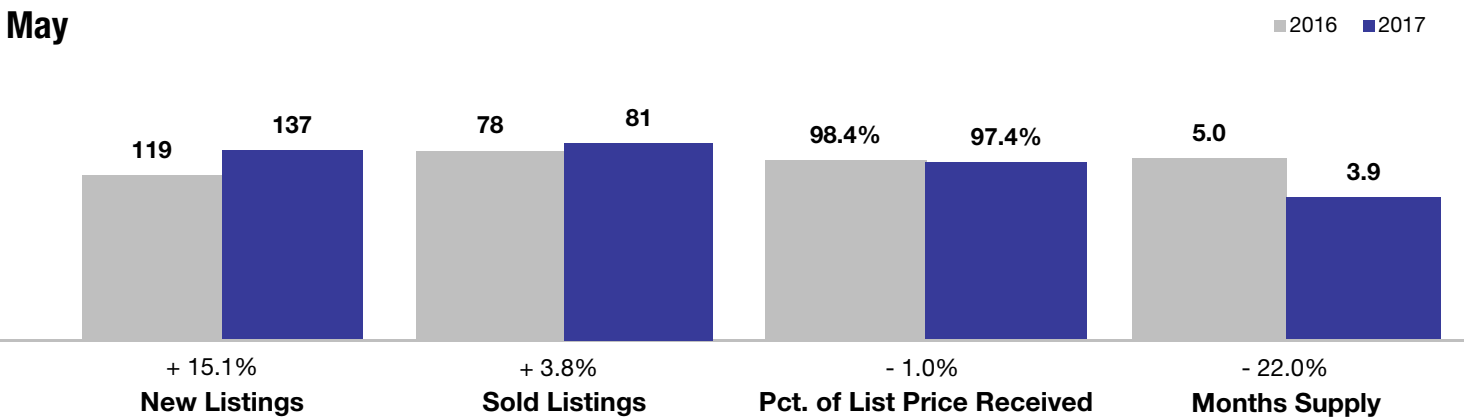
A Research Tool Provided by the Colorado Association of REALTORS®



Montrose County

Key Metrics	May			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 05-2016	Thru 05-2017	Percent Change from Previous Year
New Listings	119	137	+ 15.1%	485	505	+ 4.1%
Sold Listings	78	81	+ 3.8%	303	281	- 7.3%
Median Sales Price*	\$214,500	\$233,500	+ 8.9%	\$198,750	\$211,500	+ 6.4%
Average Sales Price*	\$222,593	\$267,370	+ 20.1%	\$216,994	\$238,516	+ 9.9%
Percent of List Price Received*	98.4%	97.4%	- 1.0%	97.4%	98.2%	+ 0.8%
Days on Market Until Sale	88	86	- 2.3%	122	98	- 19.7%
Cumulative Days on Market Until Sale	95	106	+ 11.6%	136	118	- 13.2%
Inventory of Homes for Sale	323	260	- 19.5%	--	--	--
Months Supply of Inventory	5.0	3.9	- 22.0%	--	--	--

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



Historical Median Sales Price Rolling 12-Month Calculation

