

Local Market Update for July 2017

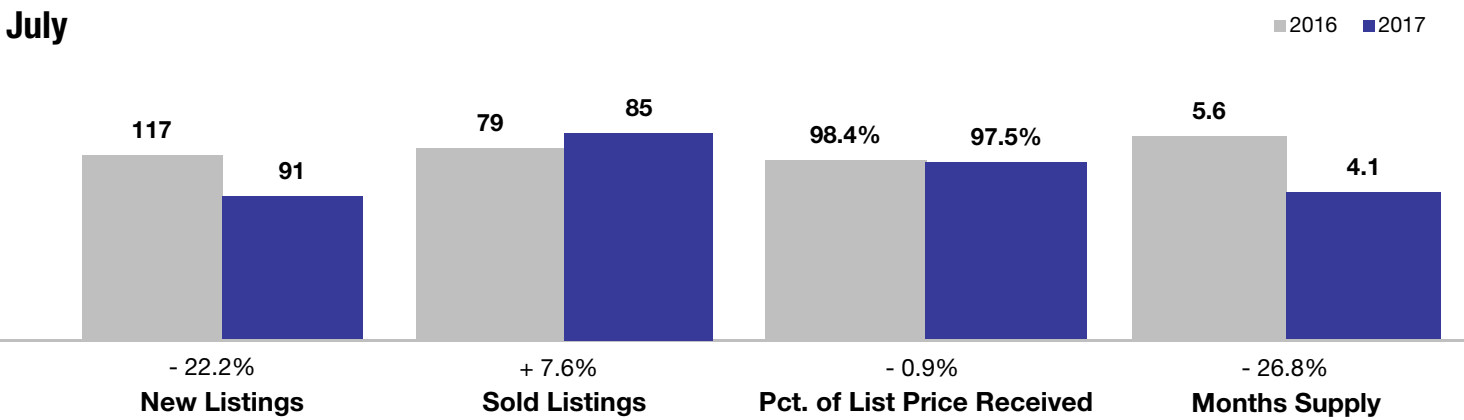
A Research Tool Provided by the Colorado Association of REALTORS®



Montrose County

Key Metrics	July			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 07-2016	Thru 07-2017	Percent Change from Previous Year
New Listings	117	91	- 22.2%	719	711	- 1.1%
Sold Listings	79	85	+ 7.6%	458	454	- 0.9%
Median Sales Price*	\$210,000	\$220,000	+ 4.8%	\$200,000	\$214,500	+ 7.3%
Average Sales Price*	\$237,158	\$238,039	+ 0.4%	\$225,678	\$237,899	+ 5.4%
Percent of List Price Received*	98.4%	97.5%	- 0.9%	97.7%	98.1%	+ 0.4%
Days on Market Until Sale	107	86	- 19.6%	117	92	- 21.4%
Cumulative Days on Market Until Sale	120	90	- 25.0%	130	107	- 17.7%
Inventory of Homes for Sale	365	276	- 24.4%	--	--	--
Months Supply of Inventory	5.6	4.1	- 26.8%	--	--	--

* 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

