

Local Market Update for July 2018

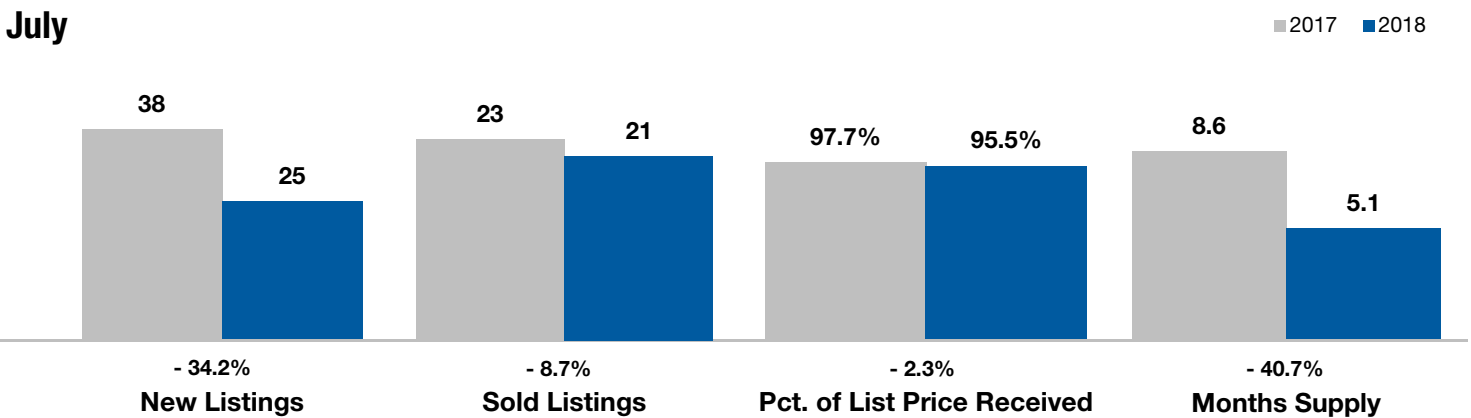
A Research Tool Provided by the Colorado Association of REALTORS®



Cortez

Key Metrics	July			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 07-2017	Thru 07-2018	Percent Change from Previous Year
New Listings	38	25	- 34.2%	229	207	- 9.6%
Sold Listings	23	21	- 8.7%	123	141	+ 14.6%
Median Sales Price*	\$180,000	\$184,000	+ 2.2%	\$165,000	\$170,000	+ 3.0%
Average Sales Price*	\$202,084	\$195,110	- 3.5%	\$181,861	\$191,591	+ 5.4%
Percent of List Price Received*	97.7%	95.5%	- 2.3%	97.7%	96.7%	- 1.0%
Days on Market Until Sale	87	143	+ 64.4%	154	132	- 14.3%
Cumulative Days on Market Until Sale	181	186	+ 2.8%	189	163	- 13.8%
Inventory of Homes for Sale	146	103	- 29.5%	--	--	--
Months Supply of Inventory	8.6	5.1	- 40.7%	--	--	--

* 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

