

Local Market Update for July 2018

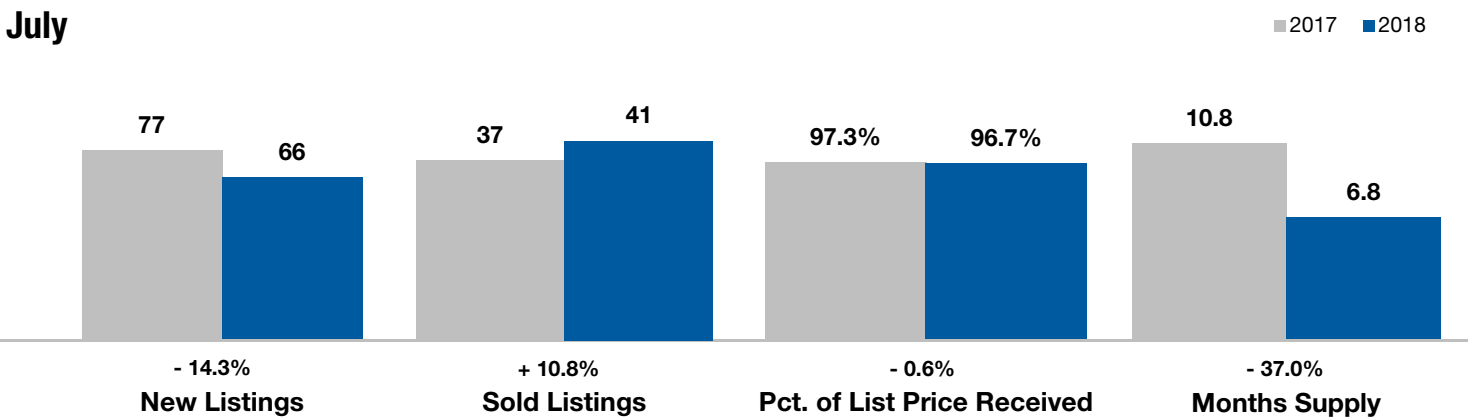
A Research Tool Provided by the Colorado Association of REALTORS®



Montezuma County

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	77	66	- 14.3%	457	411	- 10.1%
Sold Listings	37	41	+ 10.8%	204	249	+ 22.1%
Median Sales Price*	\$245,000	\$225,000	- 8.2%	\$180,000	\$225,000	+ 25.0%
Average Sales Price*	\$244,971	\$243,051	- 0.8%	\$210,447	\$253,831	+ 20.6%
Percent of List Price Received*	97.3%	96.7%	- 0.6%	97.0%	96.7%	- 0.3%
Days on Market Until Sale	87	117	+ 34.5%	146	138	- 5.5%
Cumulative Days on Market Until Sale	153	140	- 8.5%	178	168	- 5.6%
Inventory of Homes for Sale	325	240	- 26.2%	--	--	--
Months Supply of Inventory	10.8	6.8	- 37.0%	--	--	--

* 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

