

Local Market Update for October 2018

A Research Tool Provided by the Colorado Association of REALTORS®



Vallecito

Key Metrics	October			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 10-2017	Thru 10-2018	Percent Change from Previous Year
New Listings	1	2	+ 100.0%	55	49	- 10.9%
Sold Listings	4	3	- 25.0%	33	28	- 15.2%
Median Sales Price*	\$307,000	\$295,000	- 3.9%	\$276,900	\$294,500	+ 6.4%
Average Sales Price*	\$312,250	\$294,667	- 5.6%	\$294,022	\$332,296	+ 13.0%
Percent of List Price Received*	96.8%	94.8%	- 2.1%	96.9%	95.1%	- 1.9%
Days on Market Until Sale	212	124	- 41.5%	121	173	+ 43.0%
Cumulative Days on Market Until Sale	267	184	- 31.1%	136	187	+ 37.5%
Inventory of Homes for Sale	23	16	- 30.4%	--	--	--
Months Supply of Inventory	6.4	5.7	- 10.9%	--	--	--

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

Key Metrics	October			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 10-2017	Thru 10-2018	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Cumulative Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

