

# Local Market Update for Quarter 2-2014

A Research Tool Provided by the Colorado Association of REALTORS®



## Basalt

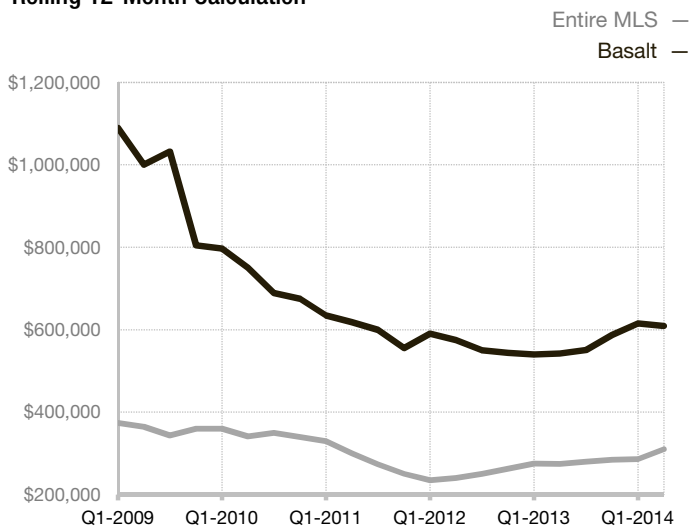
Single Family	Quarter 2			Year to Date		
Key Metrics	2013	2014	Percent Change from Previous Year	Thru Q2-2013	Thru Q2-2014	Percent Change from Previous Year
New Listings	30	35	+ 16.7%	47	53	+ 12.8%
Sold Listings	9	17	+ 88.9%	17	20	+ 17.6%
Median Sales Price*	\$635,000	\$595,000	- 6.3%	\$562,000	\$587,000	+ 4.4%
Average Sales Price*	\$785,097	\$837,676	+ 6.7%	\$657,378	\$842,225	+ 28.1%
Percent of List Price Received*	94.9%	93.4%	- 1.6%	95.8%	92.9%	- 3.0%
Days on Market Until Sale	196	285	+ 45.4%	194	259	+ 33.5%
Inventory of Homes for Sale	66	61	- 7.6%	--	--	--
Months Supply of Inventory	14.1	17.0	+ 20.6%	--	--	--

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

Townhouse-Condo	Quarter 2			Year to Date		
Key Metrics	2013	2014	Percent Change from Previous Year	Thru Q2-2013	Thru Q2-2014	Percent Change from Previous Year
New Listings	22	27	+ 22.7%	40	55	+ 37.5%
Sold Listings	14	16	+ 14.3%	22	21	- 4.5%
Median Sales Price*	\$241,750	\$376,000	+ 55.5%	\$289,168	\$370,000	+ 28.0%
Average Sales Price*	\$328,429	\$389,000	+ 18.4%	\$338,038	\$443,810	+ 31.3%
Percent of List Price Received*	96.6%	97.3%	+ 0.7%	97.4%	97.7%	+ 0.3%
Days on Market Until Sale	143	75	- 47.6%	118	81	- 31.4%
Inventory of Homes for Sale	33	46	+ 39.4%	--	--	--
Months Supply of Inventory	7.5	13.1	+ 74.7%	--	--	--

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

### Median Sales Price – Single Family Rolling 12-Month Calculation



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

