

Local Market Update for Quarter 4-2013

A Research Tool Provided by the Colorado Association of REALTORS®



Basalt

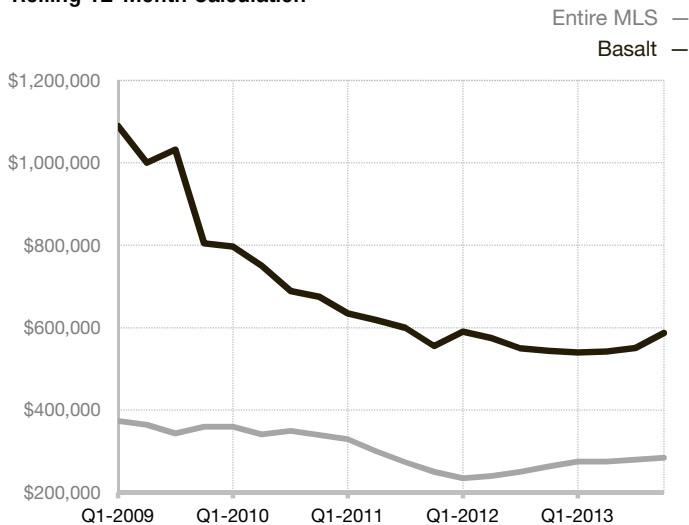
Single Family	Quarter 4			Year to Date		
Key Metrics	2012	2013	Percent Change from Previous Year	Thru Q4-2012	Thru Q4-2013	Percent Change from Previous Year
New Listings	15	8	- 46.7%	93	72	- 22.6%
Sold Listings	21	12	- 42.9%	60	40	- 33.3%
Median Sales Price*	\$529,000	\$690,250	+ 30.5%	\$543,500	\$587,000	+ 8.0%
Average Sales Price*	\$806,894	\$974,204	+ 20.7%	\$830,386	\$857,747	+ 3.3%
Percent of List Price Received*	93.6%	91.3%	- 2.5%	93.3%	94.0%	+ 0.8%
Days on Market Until Sale	139	126	- 9.4%	176	178	+ 1.1%
Inventory of Homes for Sale	58	42	- 27.6%	--	--	--
Months Supply of Inventory	10.6	12.6	+ 18.9%	--	--	--

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

Townhouse-Condo	Quarter 4			Year to Date		
Key Metrics	2012	2013	Percent Change from Previous Year	Thru Q4-2012	Thru Q4-2013	Percent Change from Previous Year
New Listings	10	17	+ 70.0%	67	70	+ 4.5%
Sold Listings	15	10	- 33.3%	60	43	- 28.3%
Median Sales Price*	\$310,000	\$282,500	- 8.9%	\$243,250	\$290,000	+ 19.2%
Average Sales Price*	\$302,933	\$290,125	- 4.2%	\$314,208	\$341,635	+ 8.7%
Percent of List Price Received*	93.1%	94.3%	+ 1.3%	96.5%	96.1%	- 0.4%
Days on Market Until Sale	177	5	- 97.2%	117	107	- 8.5%
Inventory of Homes for Sale	28	26	- 7.1%	--	--	--
Months Supply of Inventory	5.6	7.3	+ 30.4%	--	--	--

* Does not account for seller concessions and/or down payment assistance. Note: 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

