

Local Market Update for May 2016

A Research Tool Provided by the Colorado Association of REALTORS®



Basalt

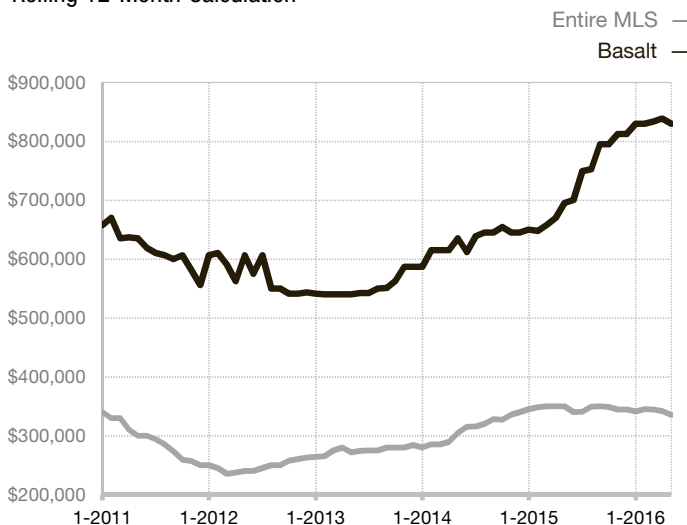
Single Family	May			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 05-2015	Thru 5-2016	Percent Change from Previous Year
New Listings	8	4	- 50.0%	40	43	+ 7.5%
Sold Listings	5	2	- 60.0%	14	15	+ 7.1%
Median Sales Price*	\$1,187,500	\$687,500	- 42.1%	\$881,250	\$870,000	- 1.3%
Average Sales Price*	\$984,000	\$687,500	- 30.1%	\$1,029,893	\$1,005,089	- 2.4%
Percent of List Price Received*	93.7%	95.6%	+ 2.0%	94.4%	94.6%	+ 0.2%
Days on Market Until Sale	162	24	- 85.2%	195	176	- 9.7%
Inventory of Homes for Sale	60	51	- 15.0%	--	--	--
Months Supply of Inventory	13.8	11.1	- 19.6%	--	--	--

* 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	May			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 05-2015	Thru 5-2016	Percent Change from Previous Year
New Listings	6	10	+ 66.7%	39	36	- 7.7%
Sold Listings	6	4	- 33.3%	25	18	- 28.0%
Median Sales Price*	\$455,000	\$345,000	- 24.2%	\$419,500	\$449,000	+ 7.0%
Average Sales Price*	\$457,817	\$585,833	+ 28.0%	\$427,220	\$683,311	+ 59.9%
Percent of List Price Received*	96.5%	95.7%	- 0.8%	97.1%	98.0%	+ 0.9%
Days on Market Until Sale	182	155	- 14.8%	126	167	+ 32.5%
Inventory of Homes for Sale	60	47	- 21.7%	--	--	--
Months Supply of Inventory	10.7	6.9	- 35.5%	--	--	--

* 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

