

Local Market Update for July 2015

A Research Tool Provided by the Colorado Association of REALTORS®



Basalt

| | July | | | Year to Date | | |
|---------------------------------|-----------|--------------------|-----------------------------------|--------------|--------------------|-----------------------------------|
| Key Metrics | 2014 | 2015 | Percent Change from Previous Year | Thru 07-2014 | Thru 7-2015 | Percent Change from Previous Year |
| New Listings | 13 | 12 | - 7.7% | 69 | 68 | - 1.4% |
| Sold Listings | 2 | 7 | + 250.0% | 23 | 28 | + 21.7% |
| Median Sales Price* | \$549,000 | \$900,000 | + 63.9% | \$595,000 | \$822,500 | + 38.2% |
| Average Sales Price* | \$549,000 | \$1,327,857 | + 141.9% | \$875,761 | \$1,058,196 | + 20.8% |
| Percent of List Price Received* | 95.6% | 93.0% | - 2.7% | 92.5% | 94.1% | + 1.7% |
| Days on Market Until Sale | 133 | 126 | - 5.3% | 250 | 195 | - 22.0% |
| Inventory of Homes for Sale | 72 | 60 | - 16.7% | -- | -- | -- |
| Months Supply of Inventory | 20.6 | 12.2 | - 40.8% | -- | -- | -- |

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

| | July | | | Year to Date | | |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| Key Metrics | 2014 | 2015 | Percent Change from Previous Year | Thru 07-2014 | Thru 7-2015 | Percent Change from Previous Year |
| New Listings | 12 | 13 | + 8.3% | 68 | 65 | - 4.4% |
| Sold Listings | 4 | 10 | + 150.0% | 25 | 43 | + 72.0% |
| Median Sales Price* | \$361,020 | \$467,000 | + 29.4% | \$370,000 | \$430,000 | + 16.2% |
| Average Sales Price* | \$376,385 | \$457,570 | + 21.6% | \$433,022 | \$435,679 | + 0.6% |
| Percent of List Price Received* | 94.1% | 98.0% | + 4.1% | 97.1% | 97.3% | + 0.2% |
| Days on Market Until Sale | 98 | 143 | + 45.9% | 84 | 129 | + 53.6% |
| Inventory of Homes for Sale | 58 | 49 | - 15.5% | -- | -- | -- |
| Months Supply of Inventory | 16.6 | 7.8 | - 53.0% | -- | -- | -- |

* 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

