

Local Market Update for March 2016

A Research Tool Provided by the Colorado Association of REALTORS®



Carbondale

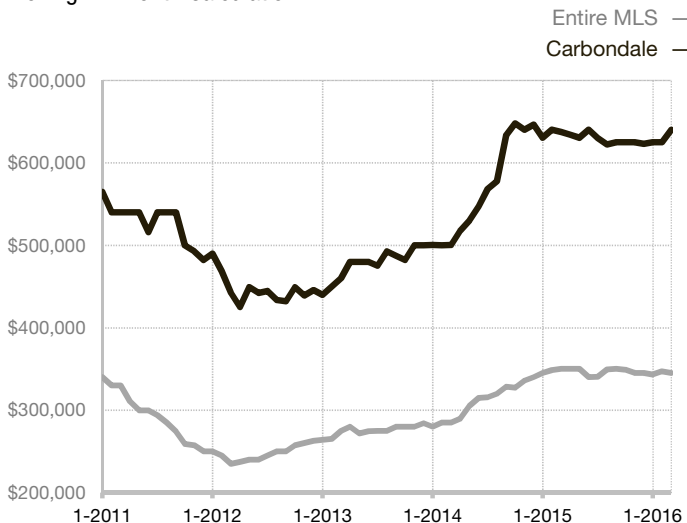
Single Family	March			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 03-2015	Thru 3-2016	Percent Change from Previous Year
New Listings	18	16	- 11.1%	44	34	- 22.7%
Sold Listings	9	7	- 22.2%	20	22	+ 10.0%
Median Sales Price*	\$495,000	\$870,000	+ 75.8%	\$496,250	\$746,000	+ 50.3%
Average Sales Price*	\$552,444	\$797,714	+ 44.4%	\$606,725	\$827,740	+ 36.4%
Percent of List Price Received*	98.3%	95.7%	- 2.6%	96.2%	95.7%	- 0.5%
Days on Market Until Sale	62	273	+ 340.3%	80	241	+ 201.3%
Inventory of Homes for Sale	94	97	+ 3.2%	--	--	--
Months Supply of Inventory	7.8	8.1	+ 3.8%	--	--	--

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

Townhouse-Condo	March			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 03-2015	Thru 3-2016	Percent Change from Previous Year
New Listings	5	13	+ 160.0%	25	20	- 20.0%
Sold Listings	0	4	--	5	11	+ 120.0%
Median Sales Price*	\$0	\$576,100	--	\$335,000	\$356,250	+ 6.3%
Average Sales Price*	\$0	\$567,300	--	\$323,800	\$404,741	+ 25.0%
Percent of List Price Received*	0.0%	97.7%	--	97.5%	97.4%	- 0.1%
Days on Market Until Sale	0	309	--	115	162	+ 40.9%
Inventory of Homes for Sale	50	36	- 28.0%	--	--	--
Months Supply of Inventory	10.4	5.6	- 46.2%	--	--	--

* 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

