

Local Market Update for November 2017

A Research Tool Provided by the Colorado Association of REALTORS®



Carbondale

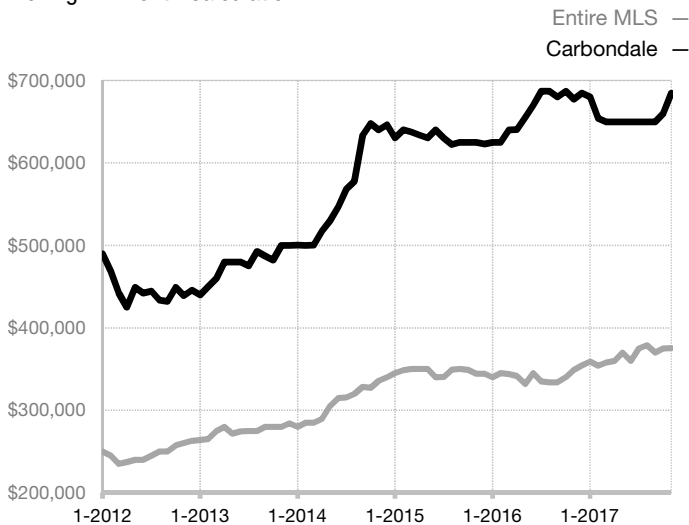
Single Family	November			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 11-2016	Thru 11-2017	Percent Change from Previous Year
Key Metrics						
New Listings	13	11	- 15.4%	230	241	+ 4.8%
Sold Listings	21	19	- 9.5%	143	155	+ 8.4%
Median Sales Price*	\$615,000	\$650,000	+ 5.7%	\$680,000	\$680,000	0.0%
Average Sales Price*	\$770,452	\$751,211	- 2.5%	\$829,449	\$802,975	- 3.2%
Percent of List Price Received*	96.0%	96.2%	+ 0.2%	96.3%	95.9%	- 0.4%
Days on Market Until Sale	107	56	- 47.7%	143	121	- 15.4%
Inventory of Homes for Sale	113	87	- 23.0%	--	--	--
Months Supply of Inventory	8.6	6.3	- 26.7%	--	--	--

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

Townhouse-Condo	November			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 11-2016	Thru 11-2017	Percent Change from Previous Year
Key Metrics						
New Listings	5	6	+ 20.0%	110	78	- 29.1%
Sold Listings	11	5	- 54.5%	71	75	+ 5.6%
Median Sales Price*	\$465,000	\$721,125	+ 55.1%	\$380,000	\$425,000	+ 11.8%
Average Sales Price*	\$498,114	\$590,425	+ 18.5%	\$449,411	\$481,385	+ 7.1%
Percent of List Price Received*	97.7%	98.0%	+ 0.3%	97.7%	97.5%	- 0.2%
Days on Market Until Sale	99	218	+ 120.2%	115	147	+ 27.8%
Inventory of Homes for Sale	52	26	- 50.0%	--	--	--
Months Supply of Inventory	7.7	4.1	- 46.8%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

