

Local Market Update for July 2016

A Research Tool Provided by the Colorado Association of REALTORS®



Basalt

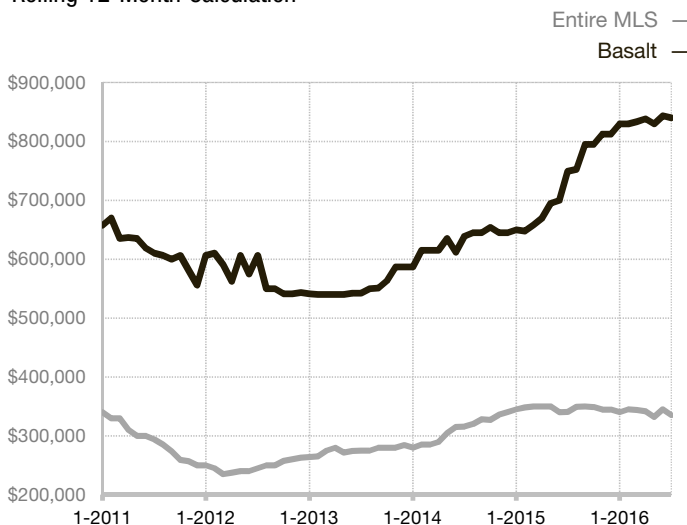
Single Family	July			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 07-2015	Thru 7-2016	Percent Change from Previous Year
New Listings	12	6	- 50.0%	68	74	+ 8.8%
Sold Listings	7	4	- 42.9%	28	23	- 17.9%
Median Sales Price*	\$900,000	\$695,000	- 22.8%	\$822,500	\$865,555	+ 5.2%
Average Sales Price*	\$1,327,857	\$703,750	- 47.0%	\$1,058,196	\$1,003,058	- 5.2%
Percent of List Price Received*	93.0%	86.9%	- 6.6%	94.1%	93.0%	- 1.2%
Days on Market Until Sale	126	61	- 51.6%	195	151	- 22.6%
Inventory of Homes for Sale	67	67	0.0%	--	--	--
Months Supply of Inventory	13.6	16.4	+ 20.6%	--	--	--

* 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	July			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 07-2015	Thru 7-2016	Percent Change from Previous Year
New Listings	15	8	- 46.7%	66	52	- 21.2%
Sold Listings	12	6	- 50.0%	45	31	- 31.1%
Median Sales Price*	\$511,340	\$561,500	+ 9.8%	\$435,000	\$494,000	+ 13.6%
Average Sales Price*	\$494,433	\$563,583	+ 14.0%	\$446,482	\$612,209	+ 37.1%
Percent of List Price Received*	98.3%	98.8%	+ 0.5%	97.4%	98.1%	+ 0.7%
Days on Market Until Sale	119	117	- 1.7%	124	143	+ 15.3%
Inventory of Homes for Sale	55	32	- 41.8%	--	--	--
Months Supply of Inventory	8.6	5.1	- 40.7%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

