

Local Market Update for April 2022

A Research Tool Provided by the Colorado Association of REALTORS®



Carbondale

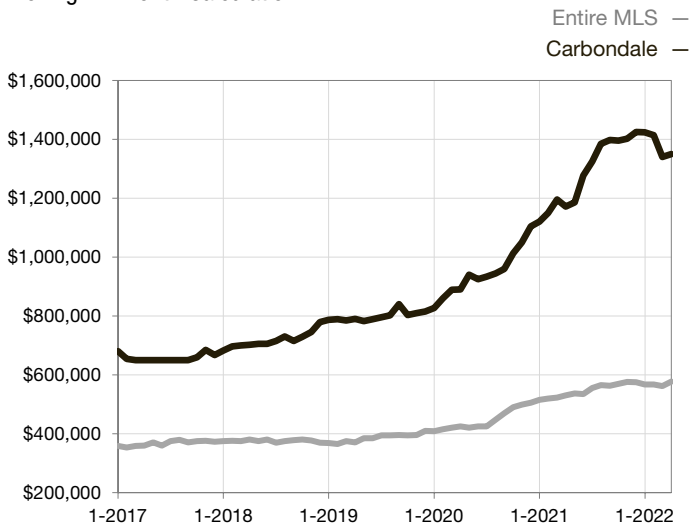
Single Family	April			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 04-2021	Thru 4-2022	Percent Change from Previous Year
New Listings	15	22	+ 46.7%	63	62	- 1.6%
Sold Listings	18	8	- 55.6%	58	31	- 46.6%
Median Sales Price*	\$1,445,250	\$2,262,500	+ 56.5%	\$1,497,500	\$1,625,000	+ 8.5%
Average Sales Price*	\$1,598,639	\$2,042,250	+ 27.7%	\$1,534,749	\$1,948,092	+ 26.9%
Percent of List Price Received*	96.2%	97.9%	+ 1.8%	97.3%	98.5%	+ 1.2%
Days on Market Until Sale	103	62	- 39.8%	70	79	+ 12.9%
Inventory of Homes for Sale	51	39	- 23.5%	--	--	--
Months Supply of Inventory	2.7	3.0	+ 11.1%	--	--	--

* 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	April			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 04-2021	Thru 4-2022	Percent Change from Previous Year
New Listings	7	4	- 42.9%	24	18	- 25.0%
Sold Listings	8	10	+ 25.0%	31	19	- 38.7%
Median Sales Price*	\$625,950	\$845,694	+ 35.1%	\$630,000	\$853,673	+ 35.5%
Average Sales Price*	\$678,050	\$726,794	+ 7.2%	\$669,237	\$878,910	+ 31.3%
Percent of List Price Received*	100.3%	101.7%	+ 1.4%	100.3%	100.2%	- 0.1%
Days on Market Until Sale	54	11	- 79.6%	97	65	- 33.0%
Inventory of Homes for Sale	12	3	- 75.0%	--	--	--
Months Supply of Inventory	1.5	0.4	- 73.3%	--	--	--

* 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

