

Local Market Update for November 2018

A Research Tool Provided by the Colorado Association of REALTORS®



Basalt

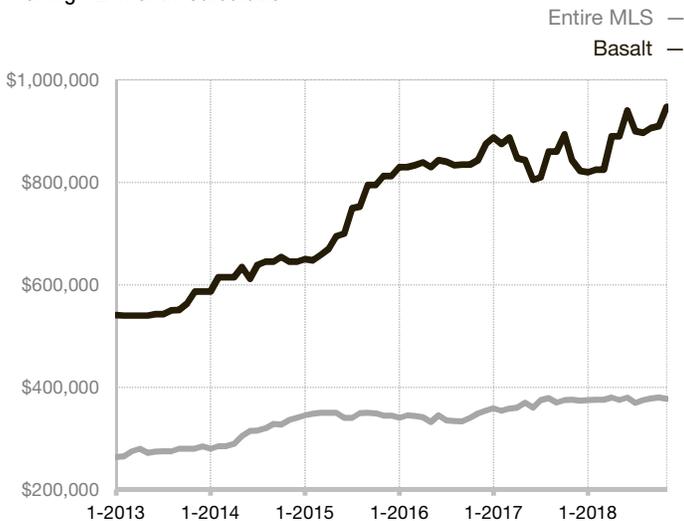
Single Family	November			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 11-2017	Thru 11-2018	Percent Change from Previous Year
Key Metrics						
New Listings	3	1	- 66.7%	83	85	+ 2.4%
Sold Listings	9	4	- 55.6%	43	59	+ 37.2%
Median Sales Price*	\$825,000	\$2,427,500	+ 194.2%	\$810,000	\$910,000	+ 12.3%
Average Sales Price*	\$849,658	\$2,394,750	+ 181.8%	\$1,049,919	\$1,390,659	+ 32.5%
Percent of List Price Received*	93.7%	94.7%	+ 1.1%	94.6%	94.6%	0.0%
Days on Market Until Sale	199	62	- 68.8%	199	145	- 27.1%
Inventory of Homes for Sale	53	34	- 35.8%	--	--	--
Months Supply of Inventory	10.6	5.7	- 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.

Townhouse-Condo	November			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 11-2017	Thru 11-2018	Percent Change from Previous Year
Key Metrics						
New Listings	4	4	0.0%	92	107	+ 16.3%
Sold Listings	10	2	- 80.0%	67	65	- 3.0%
Median Sales Price*	\$446,500	\$410,000	- 8.2%	\$485,000	\$510,000	+ 5.2%
Average Sales Price*	\$445,400	\$410,000	- 7.9%	\$522,859	\$562,043	+ 7.5%
Percent of List Price Received*	97.3%	96.8%	- 0.5%	97.5%	98.2%	+ 0.7%
Days on Market Until Sale	125	85	- 32.0%	97	128	+ 32.0%
Inventory of Homes for Sale	31	41	+ 32.3%	--	--	--
Months Supply of Inventory	4.8	6.6	+ 37.5%	--	--	--

* 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

