

Local Market Update for June 2020

A Research Tool Provided by the Colorado Association of REALTORS®



Carbondale

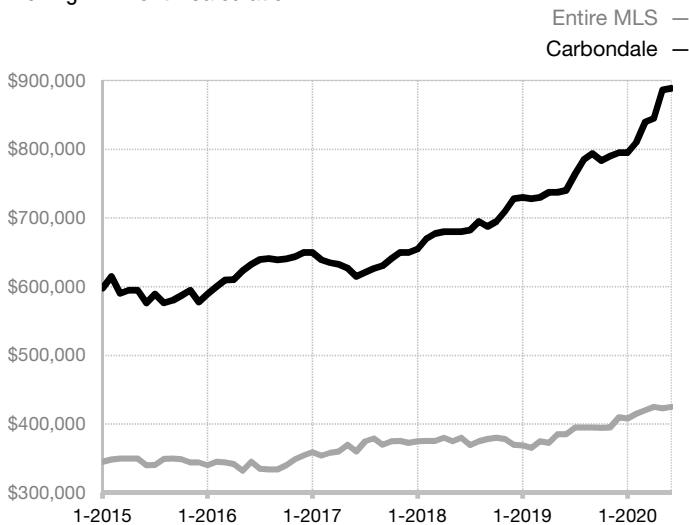
Single Family Key Metrics	June			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 06-2019	Thru 06-2020	Percent Change from Previous Year
New Listings	48	27	- 43.8%	160	112	- 30.0%
Sold Listings	17	29	+ 70.6%	78	81	+ 3.8%
Median Sales Price*	\$805,000	\$879,000	+ 9.2%	\$771,500	\$975,000	+ 26.4%
Average Sales Price*	\$899,042	\$1,005,681	+ 11.9%	\$912,753	\$1,058,356	+ 16.0%
Percent of List Price Received*	97.7%	96.2%	- 1.5%	96.3%	95.4%	- 0.9%
Days on Market Until Sale	139	129	- 7.2%	128	167	+ 30.5%
Inventory of Homes for Sale	152	67	- 55.9%	--	--	--
Months Supply of Inventory	10.5	4.3	- 59.0%	--	--	--

* 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 Key Metrics	June			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 06-2019	Thru 06-2020	Percent Change from Previous Year
New Listings	25	7	- 72.0%	72	47	- 34.7%
Sold Listings	9	8	- 11.1%	32	33	+ 3.1%
Median Sales Price*	\$549,000	\$500,000	- 8.9%	\$480,500	\$495,000	+ 3.0%
Average Sales Price*	\$619,167	\$573,594	- 7.4%	\$566,994	\$579,561	+ 2.2%
Percent of List Price Received*	98.4%	95.4%	- 3.0%	98.6%	98.0%	- 0.6%
Days on Market Until Sale	121	65	- 46.3%	110	102	- 7.3%
Inventory of Homes for Sale	39	26	- 33.3%	--	--	--
Months Supply of Inventory	7.2	3.8	- 47.2%	--	--	--

* 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

