Local Market Update for September 2020A Research Tool Provided by the Colorado Association of REALTORS®





Carbondale

| Single Family | September | | | Year to Date | | |
|---------------------------------|-------------|-------------|--------------------------------------|--------------|--------------|--------------------------------------|
| Key Metrics | 2019 | 2020 | Percent Change from Previous Year | Thru 09-2019 | Thru 09-2020 | Percent Change from Previous Year |
| New Listings | 11 | 20 | + 81.8% | 232 | 189 | - 18.5% |
| Sold Listings | 15 | 26 | + 73.3% | 133 | 163 | + 22.6% |
| Median Sales Price* | \$777,000 | \$980,000 | + 26.1% | \$797,500 | \$970,000 | + 21.6% |
| Average Sales Price* | \$1,013,840 | \$1,215,043 | + 19.8% | \$966,572 | \$1,177,680 | + 21.8% |
| Percent of List Price Received* | 93.2% | 96.3% | + 3.3% | 95.7% | 96.4% | + 0.7% |
| Days on Market Until Sale | 132 | 120 | - 9.1% | 130 | 139 | + 6.9% |
| Inventory of Homes for Sale | 144 | 52 | - 63.9% | | | |
| Months Supply of Inventory | 10.2 | 2.9 | - 71.6% | | | |

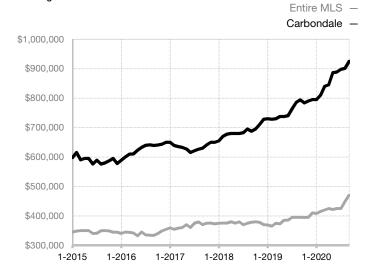
^{*} Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

| Townhouse/Condo | September | | | Year to Date | | |
|---------------------------------|-----------|-----------|--------------------------------------|--------------|--------------|--------------------------------------|
| Key Metrics | 2019 | 2020 | Percent Change from Previous Year | Thru 09-2019 | Thru 09-2020 | Percent Change from Previous Year |
| New Listings | 3 | 7 | + 133.3% | 103 | 85 | - 17.5% |
| Sold Listings | 7 | 9 | + 28.6% | 65 | 63 | - 3.1% |
| Median Sales Price* | \$460,000 | \$625,000 | + 35.9% | \$495,000 | \$550,000 | + 11.1% |
| Average Sales Price* | \$564,357 | \$704,760 | + 24.9% | \$584,666 | \$618,315 | + 5.8% |
| Percent of List Price Received* | 97.5% | 99.8% | + 2.4% | 98.5% | 98.7% | + 0.2% |
| Days on Market Until Sale | 110 | 106 | - 3.6% | 96 | 101 | + 5.2% |
| Inventory of Homes for Sale | 39 | 21 | - 46.2% | | | |
| Months Supply of Inventory | 5.9 | 3.2 | - 45.8% | | | |

^{*} 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

