

Local Market Update for August 2018

A Research Tool Provided by the Colorado Association of REALTORS®



Berthoud

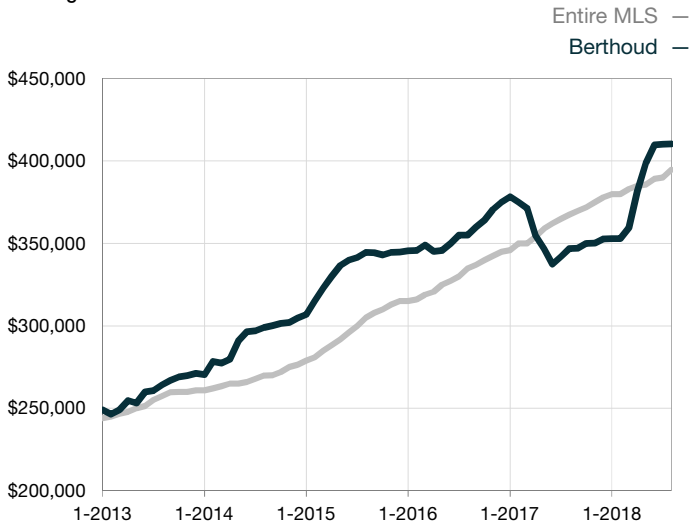
Single Family Key Metrics	August			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 08-2017	Thru 08-2018	Percent Change from Previous Year
New Listings	24	41	+ 70.8%	402	341	- 15.2%
Sold Listings	40	26	- 35.0%	336	221	- 34.2%
Median Sales Price*	\$399,688	\$390,538	- 2.3%	\$338,785	\$410,000	+ 21.0%
Average Sales Price*	\$409,341	\$477,097	+ 16.6%	\$385,994	\$458,677	+ 18.8%
Percent of List Price Received*	99.7%	99.7%	0.0%	100.3%	99.7%	- 0.6%
Days on Market Until Sale	114	67	- 41.2%	96	83	- 13.5%
Inventory of Homes for Sale	73	108	+ 47.9%	--	--	--
Months Supply of Inventory	2.2	4.1	+ 86.4%	--	--	--

* 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	August			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 08-2017	Thru 08-2018	Percent Change from Previous Year
New Listings	5	2	- 60.0%	37	31	- 16.2%
Sold Listings	1	4	+ 300.0%	13	19	+ 46.2%
Median Sales Price*	\$235,000	\$322,345	+ 37.2%	\$292,700	\$335,000	+ 14.5%
Average Sales Price*	\$235,000	\$327,929	+ 39.5%	\$302,090	\$340,105	+ 12.6%
Percent of List Price Received*	100.0%	101.9%	+ 1.9%	99.6%	101.2%	+ 1.6%
Days on Market Until Sale	40	119	+ 197.5%	60	70	+ 16.7%
Inventory of Homes for Sale	14	10	- 28.6%	--	--	--
Months Supply of Inventory	7.0	4.1	- 41.4%	--	--	--

* 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

