

Local Market Update for August 2018

A Research Tool Provided by the Colorado Association of REALTORS®



Loveland

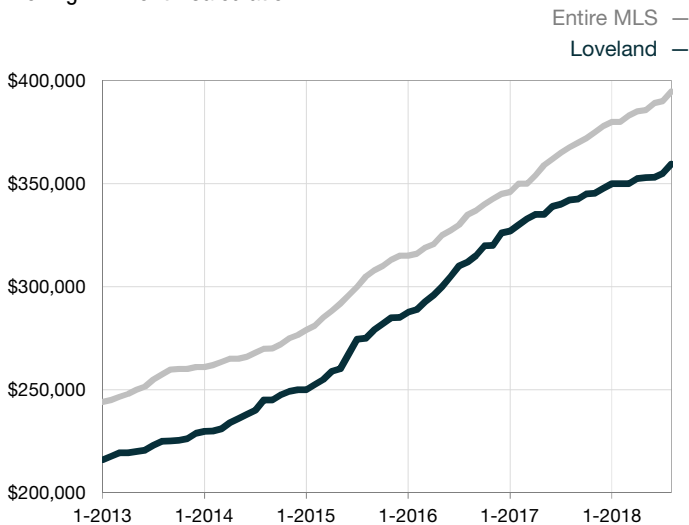
Single Family Key Metrics	August			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 08-2017	Thru 08-2018	Percent Change from Previous Year
New Listings	194	170	- 12.4%	1,411	1,277	- 9.5%
Sold Listings	159	141	- 11.3%	1,053	955	- 9.3%
Median Sales Price*	\$346,000	\$375,000	+ 8.4%	\$346,000	\$360,000	+ 4.0%
Average Sales Price*	\$395,732	\$422,206	+ 6.7%	\$388,158	\$410,333	+ 5.7%
Percent of List Price Received*	99.3%	100.4%	+ 1.1%	100.0%	100.1%	+ 0.1%
Days on Market Until Sale	71	66	- 7.0%	67	68	+ 1.5%
Inventory of Homes for Sale	279	221	- 20.8%	--	--	--
Months Supply of Inventory	2.1	1.8	- 14.3%	--	--	--

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

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	28	38	+ 35.7%	227	266	+ 17.2%
Sold Listings	24	36	+ 50.0%	159	240	+ 50.9%
Median Sales Price*	\$246,500	\$288,750	+ 17.1%	\$256,000	\$287,500	+ 12.3%
Average Sales Price*	\$264,333	\$305,444	+ 15.6%	\$267,227	\$299,152	+ 11.9%
Percent of List Price Received*	100.7%	100.2%	- 0.5%	100.5%	100.4%	- 0.1%
Days on Market Until Sale	44	88	+ 100.0%	51	105	+ 105.9%
Inventory of Homes for Sale	53	44	- 17.0%	--	--	--
Months Supply of Inventory	2.7	1.6	- 40.7%	--	--	--

* 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

