

Regional Snapshot 2018- Loveland/Berthoud Residential Detached

LOVELAND/BERTHOUD RES	Jan	Feb	Mar	Apr	May	Jun
Monthly Active Listing Snapshot	289	331	387	441	485	469
Previous Year Active	374	417	453	484	513	622
% Difference Previous Yr	-22.7%	-20.6%	-14.6%	-8.9%	-5.5%	-24.6%
Monthly # of Sold Listings	122	96	145	153	232	238
Monthly Median Sales Price	\$399,500	\$385,815	\$380,465	\$387,500	\$406,500	\$389,577
Previous Year Median	\$341,000	\$372,750	\$357,685	\$339,900	\$350,000	\$355,250
% Difference Previous Yr	17.2%	3.5%	6.4%	14.0%	16.1%	9.7%
Monthly \$ Volume	\$56,056,119	\$42,550,490	\$59,458,840	\$64,211,903	\$102,842,220	\$103,484,691
Previous Year Monthly \$ Volume	\$44,119,174	\$42,679,713	\$78,599,095	\$86,118,273	\$109,999,209	\$102,429,384
% Difference Previous Yr	27.1%	-0.3%	-24.4%	-25.4%	-6.5%	1.0%
YTD # of Listings Sold	122	218	363	516	748	986
Previous Year # Sold	115	217	414	643	915	1155
% Difference Previous Yr	6.1%	0.5%	-12.3%	-19.8%	-18.3%	-14.6%
Monthly Avg Days on Market (ADOM)	90	93	83	77	67	62
YTD ADOM	90	91	86	84	78	74
Previous Year ADOM	87	85	85	82	79	77
% Difference Previous Yr	3.4%	7.1%	1.2%	2.4%	-1.3%	-3.9%
YTD \$ Volume	\$56,056,119	\$98,606,609	\$158,065,449	\$222,277,352	\$325,119,572	\$428,604,263
Previous Year YTD \$ Volume	\$44,119,174	\$86,798,887	\$165,397,982	\$251,516,255	\$361,515,464	\$463,944,848
% Difference Previous Yr	27.1%	13.6%	-4.4%	-11.6%	-10.1%	-7.6%

LOVELAND/BERTHOUD RES (cont'd)	Jul	Aug	Sep	Oct	Nov
Monthly Active Listing Snapshot	484	475	429	432	372
Previous Year Active	618	546	513	470	387
% Difference Previous Yr	-21.7%	-13.0%	-16.4%	-8.1%	-3.9%
Monthly # of Sold Listings	211	205	180	163	138
Monthly Median Sales Price	\$380,000	\$400,000	\$387,200	\$389,900	\$408,326
Previous Year Median	\$362,500	\$383,250	\$347,000	\$390,000	\$384,950
% Difference Previous Yr	4.8%	4.4%	11.6%	0.0%	6.1%
Monthly \$ Volume	\$92,699,932	\$93,135,216	\$77,524,769	\$71,872,834	\$61,209,728
Previous Year Monthly \$ Volume	\$92,485,065	\$101,781,708	\$74,862,509	\$84,542,990	\$78,184,471
% Difference Previous Yr	0.2%	-8.5%	3.6%	-15.0%	-21.7%
YTD # of Listings Sold	1,197	1,402	1,582	1,745	1,883
Previous Year # Sold	1372	1610	1794	1990	2176
% Difference Previous Yr	-12.8%	-12.9%	-11.8%	-12.3%	-13.5%
Monthly Avg Days on Market (ADOM)	74	71	74	72	75
YTD ADOM	74	74	74	74	74
Previous Year ADOM	76	77	77	77	76
% Difference Previous Yr	-2.6%	-3.9%	-3.9%	-3.9%	-2.6%
YTD \$ Volume	\$521,304,195	\$614,439,411	\$691,964,180	\$763,837,014	\$825,046,742
Previous Year YTD \$ Volume	\$556,429,913	\$658,211,621	\$733,074,130	\$817,617,120	\$895,801,591
% Difference Previous Yr	-6.3%	-6.7%	-5.6%	-6.6%	-7.9%

Statistics refer to the Loveland/Berthoud area (IRES Area 8), single family, detached properties and excludes mobile homes and timeshares. ADOM refers to Average Days on Market, which is calculated from the list date to the "Pending" or "Under Contract". To Be Builts & Under Construction are excluded from active results as of 3/2012.

Regional Snapshot 2018 - Loveland/Berthoud Attached Dwelling

LOVELAND/BERTHOUD ATD DWELL	Jan	Feb	Mar	Apr	May	Jun
Monthly Active Listing Snapshot	38	57	53	62	51	50
Previous Year Active	37	26	31	47	48	61
% Difference Previous Yr	2.7%	119.2%	71.0%	31.9%	6.3%	-18.0%
Monthly # of Sold Listings	18	22	25	35	47	52
Monthly Median Sales Price	\$293,750	\$287,950	\$290,000	\$306,000	\$305,912	\$293,000
Previous Year Median	\$252,200	\$268,000	\$247,500	\$252,000	\$262,122	\$274,900
% Difference Previous Yr	16.5%	7.4%	17.2%	21.4%	16.7%	6.6%
Monthly \$ Volume	\$5,435,727	\$7,022,689	\$7,575,301	\$10,658,798	\$14,560,051	\$15,818,377
Previous Year Monthly \$ Volume	\$3,805,693	\$4,850,441	\$4,151,973	\$3,499,727	\$9,270,569	\$7,319,484
% Difference Previous Yr	42.8%	44.8%	82.5%	204.6%	57.1%	116.1%
YTD # of Listings Sold	18	40	65	100	147	199
Previous Year # Sold	14	31	47	60	95	121
% Difference Previous Yr	28.6%	29.0%	38.3%	66.7%	54.7%	64.5%
Monthly Avg Days on Market (ADOM)	116	129	106	113	124	118
YTD ADOM	116	123	119	117	119	120
Previous Year ADOM	83	78	71	71	64	63
% Difference Previous Yr	39.8%	57.7%	67.6%	64.8%	85.9%	90.5%
YTD \$ Volume	\$5,435,727	\$12,458,416	\$20,033,717	\$30,692,515	\$45,252,566	\$61,070,943
Previous Year YTD \$ Volume	\$3,805,693	\$8,656,134	\$12,808,107	\$16,307,834	\$25,578,403	\$32,897,887
% Difference Previous Yr	42.8%	43.9%	56.4%	88.2%	76.9%	85.6%

LOVELAND/BERTHOUD ATD DWELL (cont'd)	Jul	Aug	Sep	Oct	Nov
Monthly Active Listing Snapshot	48	39	41	53	43
Previous Year Active	57	44	51	47	36
% Difference Previous Yr	-15.8%	-11.4%	-19.6%	12.8%	19.4%
Monthly # of Sold Listings	32	45	24	20	29
Monthly Median Sales Price	\$287,500	\$305,000	\$299,000	\$305,000	\$341,285
Previous Year Median	\$261,777	\$250,000	\$273,200	\$314,774	\$277,225
% Difference Previous Yr	9.8%	22.0%	9.4%	-3.1%	23.1%
Monthly \$ Volume	\$9,483,661	\$14,303,114	\$7,423,924	\$6,399,970	\$9,920,251
Previous Year Monthly \$ Volume	\$9,236,600	\$7,395,779	\$6,620,900	\$6,162,898	\$9,160,763
% Difference Previous Yr	2.7%	93.4%	12.1%	3.8%	8.3%
YTD # of Listings Sold	231	276	300	320	349
Previous Year # Sold	153	181	205	225	257
% Difference Previous Yr	51.0%	52.5%	46.3%	42.2%	35.8%
Monthly Avg Days on Market (ADOM)	78	107	101	100	137
YTD ADOM	116	114	113	112	115
Previous Year ADOM	63	63	61	64	71
% Difference Previous Yr	84.1%	81.0%	85.2%	75.0%	62.0%
YTD \$ Volume	\$70,554,604	\$84,857,718	\$92,281,642	\$98,681,612	\$108,601,863
Previous Year YTD \$ Volume	\$42,134,487	\$49,530,266	\$56,151,166	\$62,314,064	\$71,474,827
% Difference Previous Yr	67.5%	71.3%	64.3%	58.4%	51.9%

Statistics refer to the Loveland/Berthoud area (IRES Area 8), attached dwelling properties and excludes mobile homes and timeshares. ADOM refers to Average Days on Market, which is calculated from the list date to the "Pending" or "Under Contract" date. To Be Builts & Under Construction are excluded from active results as of 3/2012.