

Local Market Update for February 2020

A Research Tool Provided by the Colorado Association of REALTORS®



Fort Collins

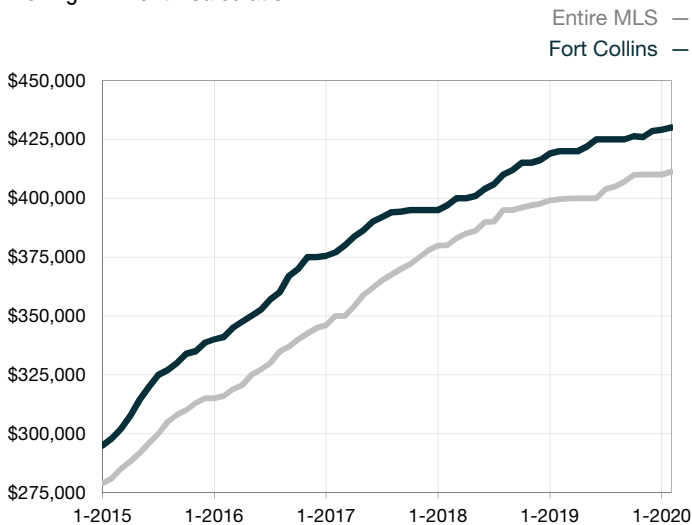
| Single Family | February | | | Year to Date | | |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| | 2019 | 2020 | Percent Change from Previous Year | Thru 02-2019 | Thru 02-2020 | Percent Change from Previous Year |
| Key Metrics | | | | | | |
| New Listings | 164 | 159 | - 3.0% | 358 | 328 | - 8.4% |
| Sold Listings | 125 | 126 | + 0.8% | 215 | 221 | + 2.8% |
| Median Sales Price* | \$412,500 | \$438,750 | + 6.4% | \$418,000 | \$435,000 | + 4.1% |
| Average Sales Price* | \$461,551 | \$493,799 | + 7.0% | \$460,177 | \$485,745 | + 5.6% |
| Percent of List Price Received* | 98.9% | 98.9% | 0.0% | 98.6% | 98.8% | + 0.2% |
| Days on Market Until Sale | 65 | 71 | + 9.2% | 70 | 75 | + 7.1% |
| Inventory of Homes for Sale | 250 | 190 | - 24.0% | -- | -- | -- |
| Months Supply of Inventory | 1.4 | 1.1 | - 21.4% | -- | -- | -- |

* 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 | February | | | Year to Date | | |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| | 2019 | 2020 | Percent Change from Previous Year | Thru 02-2019 | Thru 02-2020 | Percent Change from Previous Year |
| Key Metrics | | | | | | |
| New Listings | 57 | 77 | + 35.1% | 129 | 155 | + 20.2% |
| Sold Listings | 44 | 72 | + 63.6% | 86 | 123 | + 43.0% |
| Median Sales Price* | \$321,525 | \$314,500 | - 2.2% | \$298,800 | \$300,000 | + 0.4% |
| Average Sales Price* | \$321,431 | \$347,135 | + 8.0% | \$309,516 | \$340,148 | + 9.9% |
| Percent of List Price Received* | 98.3% | 98.6% | + 0.3% | 98.4% | 98.7% | + 0.3% |
| Days on Market Until Sale | 99 | 137 | + 38.4% | 103 | 150 | + 45.6% |
| Inventory of Homes for Sale | 117 | 118 | + 0.9% | -- | -- | -- |
| Months Supply of Inventory | 1.7 | 1.8 | + 5.9% | -- | -- | -- |

* 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

