

Local Market Update for April 2020

A Research Tool Provided by the Colorado Association of REALTORS®



Boulder

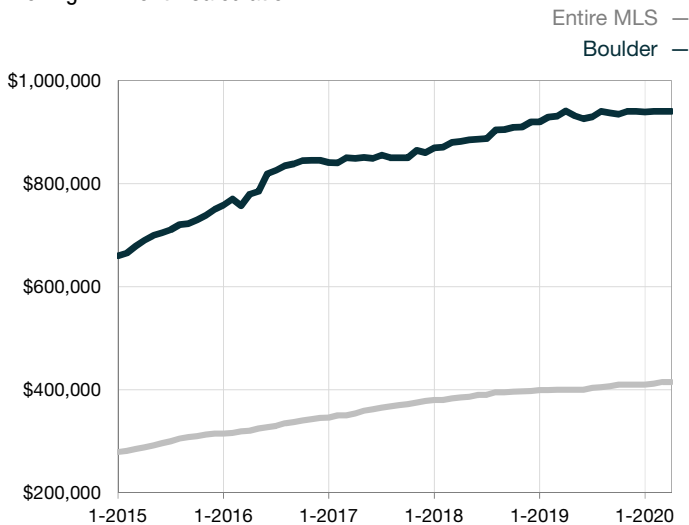
Single Family Key Metrics	April			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 04-2019	Thru 04-2020	Percent Change from Previous Year
New Listings	179	91	- 49.2%	529	426	- 19.5%
Sold Listings	90	44	- 51.1%	257	235	- 8.6%
Median Sales Price*	\$1,209,500	\$1,076,250	- 11.0%	\$990,000	\$975,000	- 1.5%
Average Sales Price*	\$1,334,113	\$1,104,376	- 17.2%	\$1,282,582	\$1,196,684	- 6.7%
Percent of List Price Received*	99.2%	99.0%	- 0.2%	98.7%	97.8%	- 0.9%
Days on Market Until Sale	69	54	- 21.7%	70	75	+ 7.1%
Inventory of Homes for Sale	241	201	- 16.6%	--	--	--
Months Supply of Inventory	3.1	2.6	- 16.1%	--	--	--

* 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	April			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 04-2019	Thru 04-2020	Percent Change from Previous Year
New Listings	108	66	- 38.9%	348	313	- 10.1%
Sold Listings	51	33	- 35.3%	173	193	+ 11.6%
Median Sales Price*	\$411,500	\$490,000	+ 19.1%	\$415,000	\$550,000	+ 32.5%
Average Sales Price*	\$551,769	\$577,633	+ 4.7%	\$505,256	\$675,596	+ 33.7%
Percent of List Price Received*	100.2%	98.8%	- 1.4%	99.6%	98.7%	- 0.9%
Days on Market Until Sale	80	71	- 11.3%	70	83	+ 18.6%
Inventory of Homes for Sale	155	132	- 14.8%	--	--	--
Months Supply of Inventory	2.9	2.4	- 17.2%	--	--	--

* 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

