

# Local Market Update for May 2020

A Research Tool Provided by the Colorado Association of REALTORS®



## Fort Collins

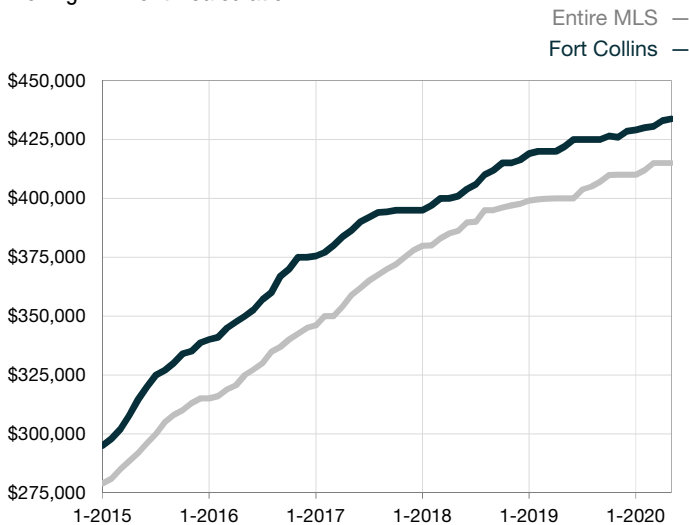
Single Family Key Metrics	May			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 05-2020	Percent Change from Previous Year
New Listings	337	304	- 9.8%	1,174	1,088	- 7.3%
Sold Listings	224	129	- 42.4%	782	671	- 14.2%
Median Sales Price*	\$430,950	\$440,000	+ 2.1%	\$425,000	\$437,000	+ 2.8%
Average Sales Price*	\$478,669	\$512,111	+ 7.0%	\$470,890	\$493,434	+ 4.8%
Percent of List Price Received*	100.0%	99.3%	- 0.7%	99.3%	99.2%	- 0.1%
Days on Market Until Sale	53	57	+ 7.5%	60	68	+ 13.3%
Inventory of Homes for Sale	323	302	- 6.5%	--	--	--
Months Supply of Inventory	1.8	1.8	0.0%	--	--	--

\* 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	May			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 05-2020	Percent Change from Previous Year
New Listings	117	95	- 18.8%	440	387	- 12.0%
Sold Listings	74	41	- 44.6%	300	287	- 4.3%
Median Sales Price*	\$285,000	\$325,000	+ 14.0%	\$305,000	\$310,000	+ 1.6%
Average Sales Price*	\$304,623	\$329,517	+ 8.2%	\$312,771	\$335,305	+ 7.2%
Percent of List Price Received*	99.6%	98.2%	- 1.4%	99.1%	98.9%	- 0.2%
Days on Market Until Sale	53	61	+ 15.1%	76	107	+ 40.8%
Inventory of Homes for Sale	130	135	+ 3.8%	--	--	--
Months Supply of Inventory	2.0	2.2	+ 10.0%	--	--	--

\* 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

