

Local Market Update for July 2020

A Research Tool Provided by the Colorado Association of REALTORS®



Windsor

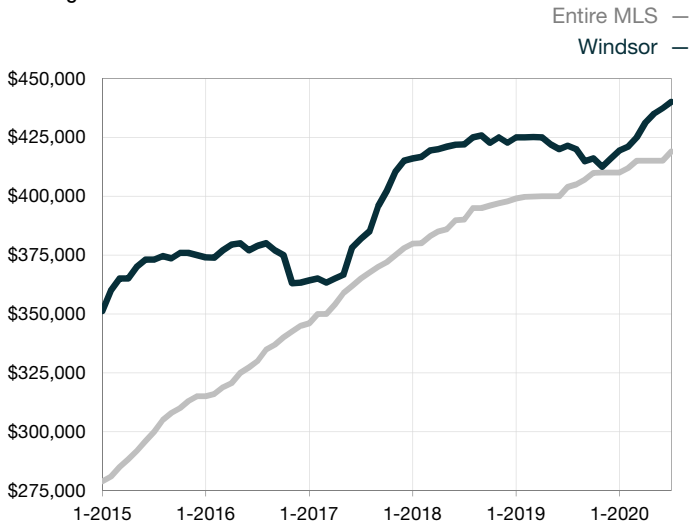
Single Family Key Metrics	July			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 07-2019	Thru 07-2020	Percent Change from Previous Year
New Listings	120	137	+ 14.2%	897	753	- 16.1%
Sold Listings	114	106	- 7.0%	628	496	- 21.0%
Median Sales Price*	\$435,625	\$466,750	+ 7.1%	\$420,450	\$456,685	+ 8.6%
Average Sales Price*	\$502,994	\$514,200	+ 2.2%	\$469,750	\$501,217	+ 6.7%
Percent of List Price Received*	100.4%	99.9%	- 0.5%	99.6%	99.5%	- 0.1%
Days on Market Until Sale	78	64	- 17.9%	89	84	- 5.6%
Inventory of Homes for Sale	256	180	- 29.7%	--	--	--
Months Supply of Inventory	3.1	2.3	- 25.8%	--	--	--

* 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	July			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 07-2019	Thru 07-2020	Percent Change from Previous Year
New Listings	30	20	- 33.3%	142	100	- 29.6%
Sold Listings	10	16	+ 60.0%	80	78	- 2.5%
Median Sales Price*	\$340,146	\$333,500	- 2.0%	\$326,276	\$335,578	+ 2.9%
Average Sales Price*	\$366,952	\$333,764	- 9.0%	\$333,186	\$344,147	+ 3.3%
Percent of List Price Received*	99.3%	99.7%	+ 0.4%	100.3%	100.6%	+ 0.3%
Days on Market Until Sale	89	97	+ 9.0%	155	158	+ 1.9%
Inventory of Homes for Sale	76	47	- 38.2%	--	--	--
Months Supply of Inventory	6.7	4.7	- 29.9%	--	--	--

* 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

