

Local Market Update for August 2020

A Research Tool Provided by the Colorado Association of REALTORS®



Boulder

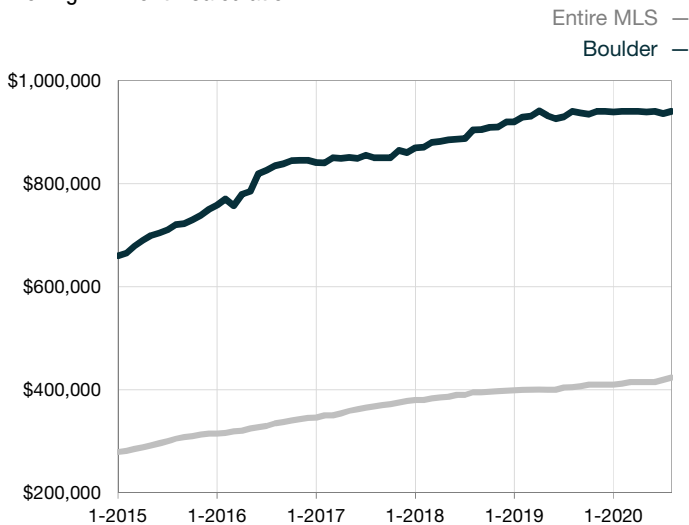
Single Family	August			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 08-2019	Thru 08-2020	Percent Change from Previous Year
Key Metrics						
New Listings	151	149	- 1.3%	1,195	1,089	- 8.9%
Sold Listings	88	128	+ 45.5%	634	641	+ 1.1%
Median Sales Price*	\$1,037,500	\$1,100,000	+ 6.0%	\$956,250	\$955,000	- 0.1%
Average Sales Price*	\$1,308,790	\$1,273,047	- 2.7%	\$1,222,843	\$1,191,746	- 2.5%
Percent of List Price Received*	97.2%	97.8%	+ 0.6%	98.4%	98.4%	0.0%
Days on Market Until Sale	60	60	0.0%	62	64	+ 3.2%
Inventory of Homes for Sale	343	227	- 33.8%	--	--	--
Months Supply of Inventory	4.5	2.9	- 35.6%	--	--	--

* 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	August			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 08-2019	Thru 08-2020	Percent Change from Previous Year
Key Metrics						
New Listings	85	118	+ 38.8%	771	804	+ 4.3%
Sold Listings	66	77	+ 16.7%	461	466	+ 1.1%
Median Sales Price*	\$444,950	\$425,000	- 4.5%	\$435,000	\$470,000	+ 8.0%
Average Sales Price*	\$476,471	\$533,479	+ 12.0%	\$519,553	\$564,496	+ 8.7%
Percent of List Price Received*	98.6%	98.7%	+ 0.1%	99.2%	98.7%	- 0.5%
Days on Market Until Sale	65	52	- 20.0%	79	65	- 17.7%
Inventory of Homes for Sale	177	193	+ 9.0%	--	--	--
Months Supply of Inventory	3.3	3.5	+ 6.1%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

