

# Local Market Update for October 2021

A Research Tool Provided by the Colorado Association of REALTORS®



## Berthoud

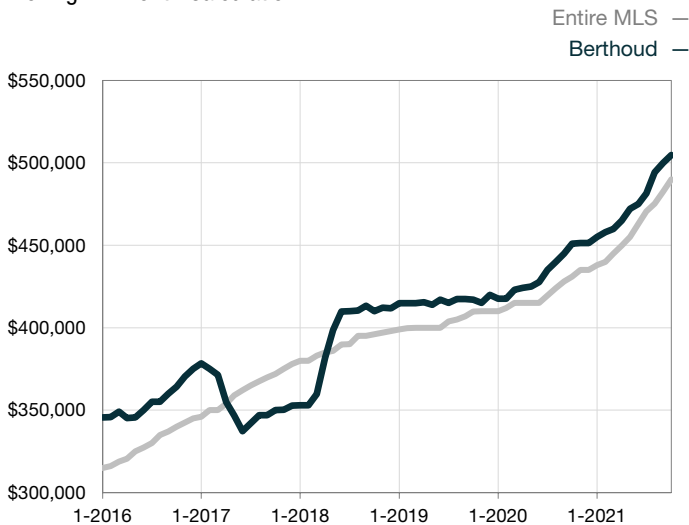
| Single Family                   | October   |                  |                                   | Year to Date |                  |                                   |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
|                                 | 2020      | 2021             | Percent Change from Previous Year | Thru 10-2020 | Thru 10-2021     | Percent Change from Previous Year |
| <b>Key Metrics</b>              |           |                  |                                   |              |                  |                                   |
| New Listings                    | 48        | 25               | - 47.9%                           | 594          | 414              | - 30.3%                           |
| Sold Listings                   | 55        | 42               | - 23.6%                           | 423          | 379              | - 10.4%                           |
| Median Sales Price*             | \$484,995 | <b>\$527,505</b> | + 8.8%                            | \$450,925    | <b>\$513,521</b> | + 13.9%                           |
| Average Sales Price*            | \$550,741 | <b>\$683,759</b> | + 24.2%                           | \$518,340    | <b>\$607,235</b> | + 17.1%                           |
| Percent of List Price Received* | 100.2%    | <b>101.3%</b>    | + 1.1%                            | 99.5%        | <b>101.9%</b>    | + 2.4%                            |
| Days on Market Until Sale       | 90        | 97               | + 7.8%                            | 86           | 90               | + 4.7%                            |
| Inventory of Homes for Sale     | 86        | 57               | - 33.7%                           | --           | --               | --                                |
| Months Supply of Inventory      | 2.1       | 1.5              | - 28.6%                           | --           | --               | --                                |

\* 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                 | October   |                  |                                   | Year to Date |                  |                                   |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
|                                 | 2020      | 2021             | Percent Change from Previous Year | Thru 10-2020 | Thru 10-2021     | Percent Change from Previous Year |
| <b>Key Metrics</b>              |           |                  |                                   |              |                  |                                   |
| New Listings                    | 3         | 3                | 0.0%                              | 66           | 69               | + 4.5%                            |
| Sold Listings                   | 4         | 2                | - 50.0%                           | 63           | 45               | - 28.6%                           |
| Median Sales Price*             | \$293,950 | <b>\$586,873</b> | + 99.7%                           | \$296,600    | <b>\$445,000</b> | + 50.0%                           |
| Average Sales Price*            | \$309,800 | <b>\$586,873</b> | + 89.4%                           | \$341,641    | <b>\$458,916</b> | + 34.3%                           |
| Percent of List Price Received* | 100.7%    | <b>110.9%</b>    | + 10.1%                           | 100.5%       | <b>102.3%</b>    | + 1.8%                            |
| Days on Market Until Sale       | 94        | 303              | + 222.3%                          | 132          | 105              | - 20.5%                           |
| Inventory of Homes for Sale     | 3         | 5                | + 66.7%                           | --           | --               | --                                |
| Months Supply of Inventory      | 0.5       | 0.9              | + 80.0%                           | --           | --               | --                                |

\* 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

