

# Local Market Update for May 2023

A Research Tool Provided by the Colorado Association of REALTORS®



## Berthoud

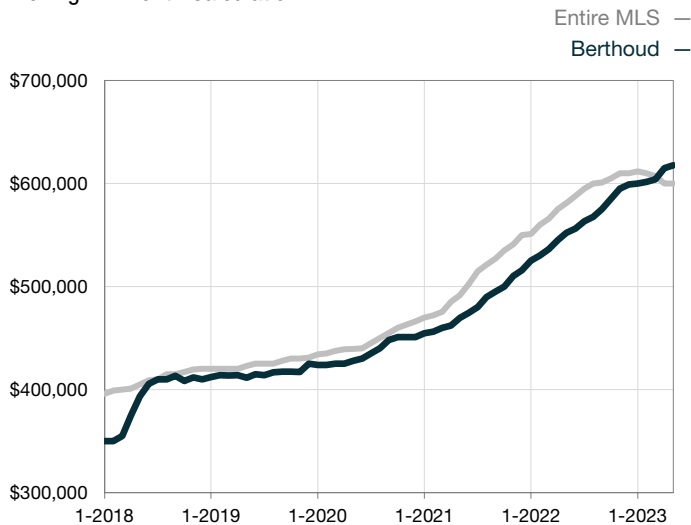
Single Family	May			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 05-2022	Thru 05-2023	Percent Change from Previous Year
New Listings	59	52	- 11.9%	211	207	- 1.9%
Sold Listings	47	30	- 36.2%	197	140	- 28.9%
Median Sales Price*	\$640,000	<b>\$661,000</b>	+ 3.3%	\$571,457	<b>\$632,500</b>	+ 10.7%
Average Sales Price*	\$739,384	<b>\$760,900</b>	+ 2.9%	\$669,788	<b>\$794,540</b>	+ 18.6%
Percent of List Price Received*	103.8%	<b>99.4%</b>	- 4.2%	103.1%	<b>99.4%</b>	- 3.6%
Days on Market Until Sale	69	52	- 24.6%	78	82	+ 5.1%
Inventory of Homes for Sale	57	88	+ 54.4%	--	--	--
Months Supply of Inventory	1.3	2.8	+ 115.4%	--	--	--

\* 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	May			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 05-2022	Thru 05-2023	Percent Change from Previous Year
New Listings	7	3	- 57.1%	24	29	+ 20.8%
Sold Listings	3	3	0.0%	31	24	- 22.6%
Median Sales Price*	\$433,000	<b>\$505,000</b>	+ 16.6%	\$436,000	<b>\$528,000</b>	+ 21.1%
Average Sales Price*	\$426,433	<b>\$492,000</b>	+ 15.4%	\$465,142	<b>\$550,102</b>	+ 18.3%
Percent of List Price Received*	99.8%	<b>100.0%</b>	+ 0.2%	103.0%	<b>102.5%</b>	- 0.5%
Days on Market Until Sale	248	71	- 71.4%	220	166	- 24.5%
Inventory of Homes for Sale	7	11	+ 57.1%	--	--	--
Months Supply of Inventory	1.3	2.3	+ 76.9%	--	--	--

\* 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

