

Local Market Update for October 2023

A Research Tool Provided by the Colorado Association of REALTORS®



Berthoud

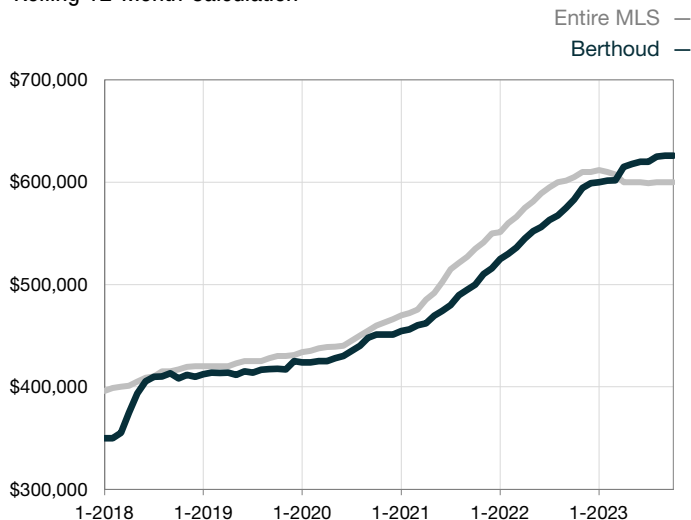
Single Family	October			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
New Listings	36	26	- 27.8%	430	416	- 3.3%
Sold Listings	27	20	- 25.9%	396	283	- 28.5%
Median Sales Price*	\$630,000	\$586,995	- 6.8%	\$598,463	\$625,900	+ 4.6%
Average Sales Price*	\$699,317	\$827,064	+ 18.3%	\$688,710	\$779,641	+ 13.2%
Percent of List Price Received*	96.2%	98.5%	+ 2.4%	101.8%	99.0%	- 2.8%
Days on Market Until Sale	43	81	+ 88.4%	61	73	+ 19.7%
Inventory of Homes for Sale	95	94	- 1.1%	--	--	--
Months Supply of Inventory	2.3	3.5	+ 52.2%	--	--	--

* 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		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
New Listings	7	10	+ 42.9%	50	54	+ 8.0%
Sold Listings	2	2	0.0%	56	38	- 32.1%
Median Sales Price*	\$551,925	\$617,450	+ 11.9%	\$445,550	\$510,000	+ 14.5%
Average Sales Price*	\$551,925	\$617,450	+ 11.9%	\$485,676	\$553,291	+ 13.9%
Percent of List Price Received*	103.3%	99.0%	- 4.2%	103.3%	101.2%	- 2.0%
Days on Market Until Sale	132	48	- 63.6%	176	127	- 27.8%
Inventory of Homes for Sale	12	12	0.0%	--	--	--
Months Supply of Inventory	2.3	3.0	+ 30.4%	--	--	--

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

Median Sales Price – Single Family Rolling 12-Month Calculation



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

