

Local Market Update for April 2024

A Research Tool Provided by the Colorado Association of REALTORS®



Berthoud

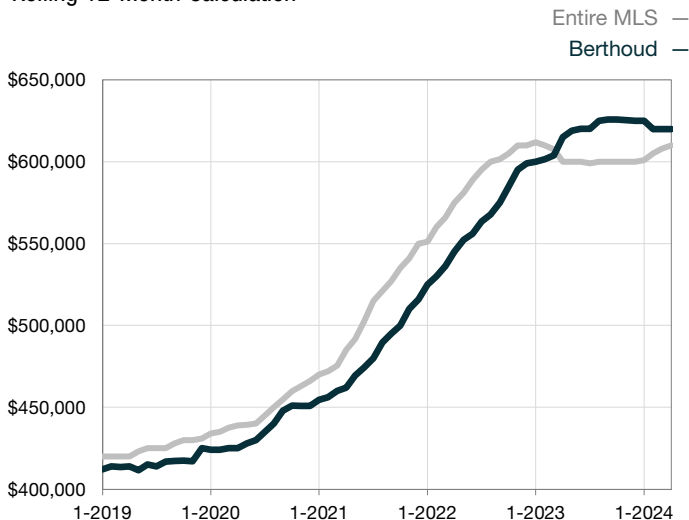
Single Family Key Metrics	April			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
New Listings	41	55	+ 34.1%	154	185	+ 20.1%
Sold Listings	23	28	+ 21.7%	109	95	- 12.8%
Median Sales Price*	\$600,000	\$549,950	- 8.3%	\$615,000	\$579,990	- 5.7%
Average Sales Price*	\$883,921	\$791,395	- 10.5%	\$806,253	\$740,164	- 8.2%
Percent of List Price Received*	101.3%	100.4%	- 0.9%	99.4%	99.3%	- 0.1%
Days on Market Until Sale	82	102	+ 24.4%	89	101	+ 13.5%
Inventory of Homes for Sale	85	96	+ 12.9%	--	--	--
Months Supply of Inventory	2.6	3.6	+ 38.5%	--	--	--

* 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	April			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
New Listings	5	4	- 20.0%	26	11	- 57.7%
Sold Listings	6	3	- 50.0%	21	7	- 66.7%
Median Sales Price*	\$577,450	\$452,000	- 21.7%	\$545,000	\$440,000	- 19.3%
Average Sales Price*	\$577,650	\$450,663	- 22.0%	\$558,402	\$430,997	- 22.8%
Percent of List Price Received*	100.2%	97.7%	- 2.5%	102.8%	98.5%	- 4.2%
Days on Market Until Sale	112	163	+ 45.5%	180	106	- 41.1%
Inventory of Homes for Sale	14	8	- 42.9%	--	--	--
Months Supply of Inventory	2.8	3.0	+ 7.1%	--	--	--

* 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

