

Local Market Update for July 2024

A Research Tool Provided by the Colorado Association of REALTORS®



Berthoud

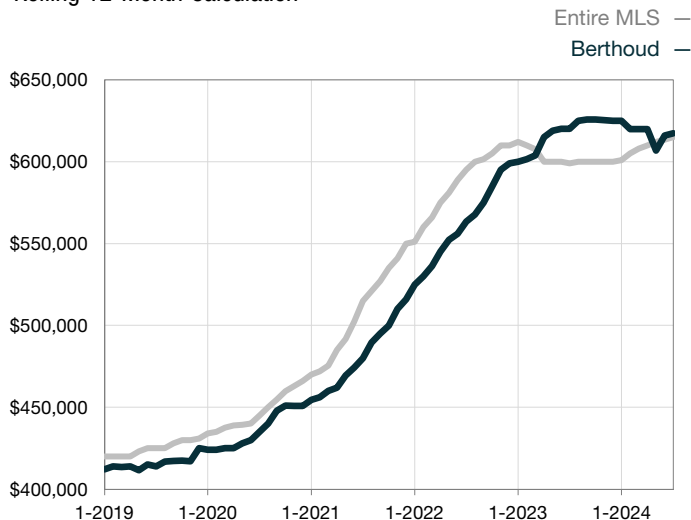
Single Family	July			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
New Listings	50	52	+ 4.0%	314	353	+ 12.4%
Sold Listings	33	29	- 12.1%	190	200	+ 5.3%
Median Sales Price*	\$630,000	\$605,000	- 4.0%	\$630,000	\$610,998	- 3.0%
Average Sales Price*	\$696,948	\$682,186	- 2.1%	\$794,350	\$728,494	- 8.3%
Percent of List Price Received*	98.4%	99.7%	+ 1.3%	99.2%	99.5%	+ 0.3%
Days on Market Until Sale	63	75	+ 19.0%	76	85	+ 11.8%
Inventory of Homes for Sale	122	120	- 1.6%	--	--	--
Months Supply of Inventory	4.5	4.2	- 6.7%	--	--	--

* 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	July			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
New Listings	1	5	+ 400.0%	33	25	- 24.2%
Sold Listings	2	0	- 100.0%	32	11	- 65.6%
Median Sales Price*	\$410,250	\$0	- 100.0%	\$509,000	\$421,000	- 17.3%
Average Sales Price*	\$410,250	\$0	- 100.0%	\$542,826	\$416,625	- 23.2%
Percent of List Price Received*	100.3%	0.0%	- 100.0%	101.5%	99.5%	- 2.0%
Days on Market Until Sale	41	0	- 100.0%	138	81	- 41.3%
Inventory of Homes for Sale	10	17	+ 70.0%	--	--	--
Months Supply of Inventory	2.2	7.7	+ 250.0%	--	--	--

* 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

