

Local Market Update for January 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Berthoud

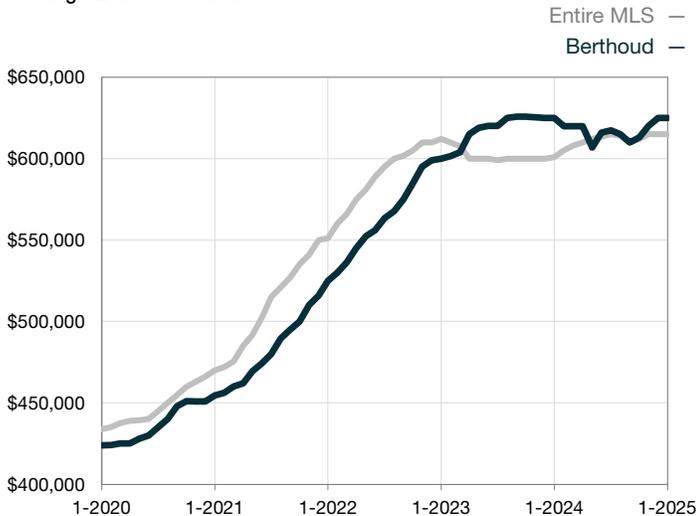
Single Family	January			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
Key Metrics						
New Listings	32	52	+ 62.5%	32	52	+ 62.5%
Sold Listings	14	23	+ 64.3%	14	23	+ 64.3%
Median Sales Price*	\$492,000	\$624,900	+ 27.0%	\$492,000	\$624,900	+ 27.0%
Average Sales Price*	\$653,962	\$904,524	+ 38.3%	\$653,962	\$904,524	+ 38.3%
Percent of List Price Received*	99.0%	97.7%	- 1.3%	99.0%	97.7%	- 1.3%
Days on Market Until Sale	117	98	- 16.2%	117	98	- 16.2%
Inventory of Homes for Sale	86	104	+ 20.9%	--	--	--
Months Supply of Inventory	3.3	3.4	+ 3.0%	--	--	--

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

Townhouse/Condo	January			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
Key Metrics						
New Listings	3	8	+ 166.7%	3	8	+ 166.7%
Sold Listings	0	1	--	0	1	--
Median Sales Price*	\$0	\$550,000	--	\$0	\$550,000	--
Average Sales Price*	\$0	\$550,000	--	\$0	\$550,000	--
Percent of List Price Received*	0.0%	95.7%	--	0.0%	95.7%	--
Days on Market Until Sale	0	23	--	0	23	--
Inventory of Homes for Sale	15	15	0.0%	--	--	--
Months Supply of Inventory	4.1	6.9	+ 68.3%	--	--	--

* 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

