

# Local Market Update for July 2018

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Elbert County

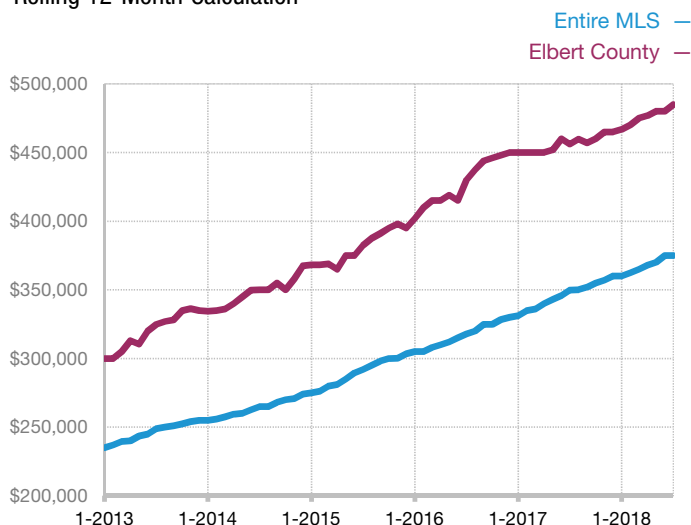
Single Family	July			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 07-2017	Thru 07-2018	Percent Change from Previous Year
Inventory of Active Listings	177	142	- 19.8%	--	--	--
Under Contract	46	55	+ 19.6%	346	374	+ 8.1%
New Listings	80	57	- 28.8%	461	475	+ 3.0%
Sold Listings	46	40	- 13.0%	335	327	- 2.4%
Days on Market Until Sale	30	29	- 3.3%	47	43	- 8.5%
Median Sales Price*	\$460,450	\$492,950	+ 7.1%	\$460,000	\$505,500	+ 9.9%
Average Sales Price*	\$485,810	\$478,350	- 1.5%	\$480,564	\$525,880	+ 9.4%
Percent of List Price Received*	99.4%	100.2%	+ 0.8%	99.1%	99.3%	+ 0.2%

\* 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	July			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 07-2017	Thru 07-2018	Percent Change from Previous Year
Inventory of Active Listings	1	0	- 100.0%	--	--	--
Under Contract	2	2	0.0%	2	6	+ 200.0%
New Listings	1	1	0.0%	3	6	+ 100.0%
Sold Listings	1	1	0.0%	3	4	+ 33.3%
Days on Market Until Sale	0	15	--	16	4	- 75.0%
Median Sales Price*	\$179,000	\$199,500	+ 11.5%	\$179,000	\$203,750	+ 13.8%
Average Sales Price*	\$179,000	\$199,500	+ 11.5%	\$177,967	\$292,375	+ 64.3%
Percent of List Price Received*	94.7%	100.0%	+ 5.6%	97.3%	99.6%	+ 2.4%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

