

# Local Market Update for November 2016

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Elbert County

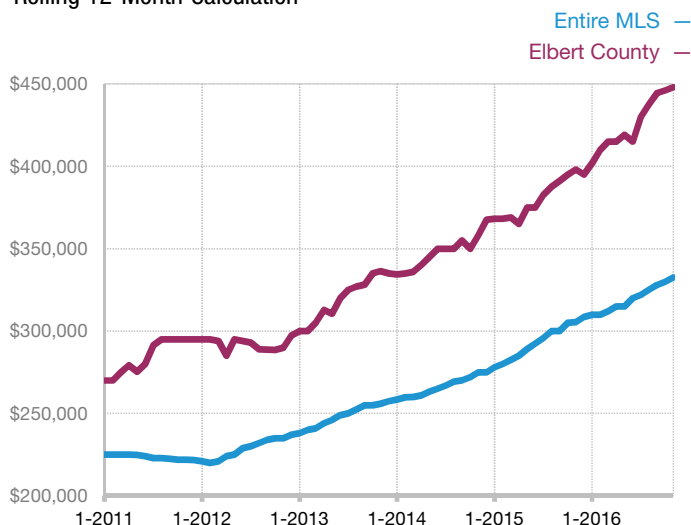
| Single Family                   | November  |           |                                   | Year to Date |              |                                   |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics                     | 2015      | 2016      | Percent Change from Previous Year | Thru 11-2015 | Thru 11-2016 | Percent Change from Previous Year |
| Inventory of Active Listings    | 142       | 106       | - 25.4%                           | --           | --           | --                                |
| Under Contract                  | 30        | 47        | + 56.7%                           | 466          | 505          | + 8.4%                            |
| New Listings                    | 26        | 29        | + 11.5%                           | 595          | 640          | + 7.6%                            |
| Sold Listings                   | 32        | 35        | + 9.4%                            | 444          | 465          | + 4.7%                            |
| Days on Market Until Sale       | 62        | 46        | - 25.8%                           | 48           | 41           | - 14.6%                           |
| Median Sales Price*             | \$425,000 | \$448,900 | + 5.6%                            | \$395,585    | \$450,000    | + 13.8%                           |
| Average Sales Price*            | \$450,819 | \$465,803 | + 3.3%                            | \$412,345    | \$475,389    | + 15.3%                           |
| Percent of List Price Received* | 97.0%     | 98.5%     | + 1.5%                            | 98.4%        | 99.1%        | + 0.7%                            |

\* 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                 | November |      |                                   | Year to Date |              |                                   |
|---------------------------------|----------|------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics                     | 2015     | 2016 | Percent Change from Previous Year | Thru 11-2015 | Thru 11-2016 | Percent Change from Previous Year |
| Inventory of Active Listings    | 1        | 0    | - 100.0%                          | --           | --           | --                                |
| Under Contract                  | 1        | 0    | - 100.0%                          | 2            | 4            | + 100.0%                          |
| New Listings                    | 2        | 0    | - 100.0%                          | 3            | 3            | 0.0%                              |
| Sold Listings                   | 0        | 0    | --                                | 2            | 4            | + 100.0%                          |
| Days on Market Until Sale       | 0        | 0    | --                                | 19           | 16           | - 15.8%                           |
| Median Sales Price*             | \$0      | \$0  | --                                | \$140,750    | \$163,950    | + 16.5%                           |
| Average Sales Price*            | \$0      | \$0  | --                                | \$140,750    | \$166,725    | + 18.5%                           |
| Percent of List Price Received* | 0.0%     | 0.0% | --                                | 96.4%        | 99.3%        | + 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.

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



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

