

Local Market Update for December 2018

A Research Tool Provided by the Colorado Association of REALTORS®



Winter Park Area

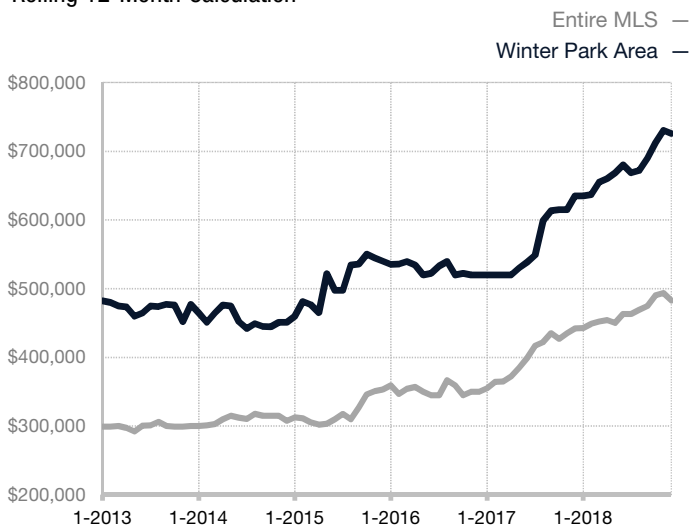
Single Family Key Metrics	December			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 12-2017	Thru 12-2018	Percent Change from Previous Year
New Listings	12	7	- 41.7%	184	177	- 3.8%
Sold Listings	14	4	- 71.4%	165	140	- 15.2%
Median Sales Price*	\$666,026	\$597,000	- 10.4%	\$635,000	\$726,000	+ 14.3%
Average Sales Price*	\$701,812	\$676,425	- 3.6%	\$730,188	\$829,077	+ 13.5%
Percent of List Price Received*	97.5%	95.1%	- 2.5%	98.0%	98.3%	+ 0.3%
Days on Market Until Sale	178	189	+ 6.2%	210	154	- 26.7%
Inventory of Homes for Sale	51	26	- 49.0%	--	--	--
Months Supply of Inventory	3.7	2.2	- 40.5%	--	--	--

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

Condo Key Metrics	December			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 12-2017	Thru 12-2018	Percent Change from Previous Year
New Listings	19	14	- 26.3%	285	311	+ 9.1%
Sold Listings	19	29	+ 52.6%	262	276	+ 5.3%
Median Sales Price*	\$295,000	\$369,000	+ 25.1%	\$263,500	\$330,000	+ 25.2%
Average Sales Price*	\$325,761	\$414,848	+ 27.3%	\$287,596	\$356,727	+ 24.0%
Percent of List Price Received*	99.0%	99.4%	+ 0.4%	98.2%	99.5%	+ 1.3%
Days on Market Until Sale	114	86	- 24.6%	107	103	- 3.7%
Inventory of Homes for Sale	25	37	+ 48.0%	--	--	--
Months Supply of Inventory	1.1	1.6	+ 45.5%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Condo
Rolling 12-Month Calculation

