

# Local Market Update for December 2021

A Research Tool Provided by the Colorado Association of REALTORS®



## Winter Park Area

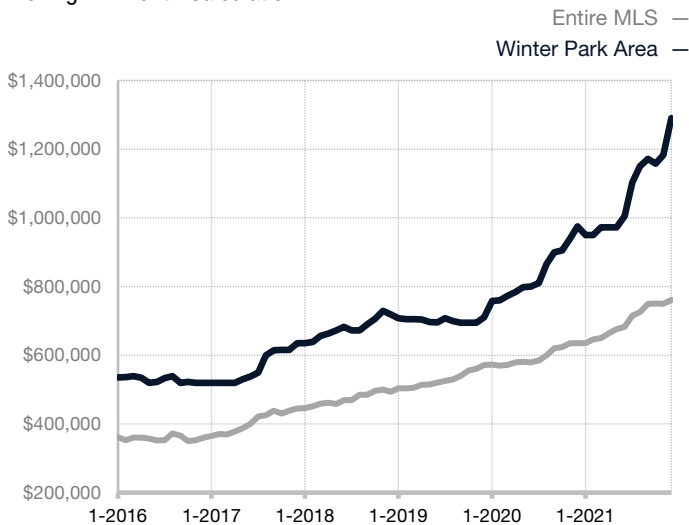
Single Family Key Metrics	December			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 12-2020	Thru 12-2021	Percent Change from Previous Year
New Listings	8	4	- 50.0%	194	153	- 21.1%
Sold Listings	9	17	+ 88.9%	153	134	- 12.4%
Median Sales Price*	\$1,025,000	\$1,424,366	+ 39.0%	\$975,000	\$1,290,000	+ 32.3%
Average Sales Price*	\$1,149,344	\$1,545,792	+ 34.5%	\$1,142,693	\$1,357,479	+ 18.8%
Percent of List Price Received*	100.5%	102.5%	+ 2.0%	98.3%	100.9%	+ 2.6%
Days on Market Until Sale	78	240	+ 207.7%	115	112	- 2.6%
Inventory of Homes for Sale	30	7	- 76.7%	--	--	--
Months Supply of Inventory	2.4	0.6	- 75.0%	--	--	--

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

Condo Key Metrics	December			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 12-2020	Thru 12-2021	Percent Change from Previous Year
New Listings	7	15	+ 114.3%	294	344	+ 17.0%
Sold Listings	30	13	- 56.7%	292	252	- 13.7%
Median Sales Price*	\$452,388	\$580,000	+ 28.2%	\$405,000	\$510,000	+ 25.9%
Average Sales Price*	\$467,293	\$663,454	+ 42.0%	\$449,194	\$538,488	+ 19.9%
Percent of List Price Received*	103.1%	104.8%	+ 1.6%	99.4%	103.2%	+ 3.8%
Days on Market Until Sale	200	81	- 59.5%	114	74	- 35.1%
Inventory of Homes for Sale	12	14	+ 16.7%	--	--	--
Months Supply of Inventory	0.5	0.7	+ 40.0%	--	--	--

\* 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 – Condo**  
Rolling 12-Month Calculation

