

# Local Market Update for August 2022

A Research Tool Provided by the Colorado Association of REALTORS®



## Battlement Mesa-Parachute

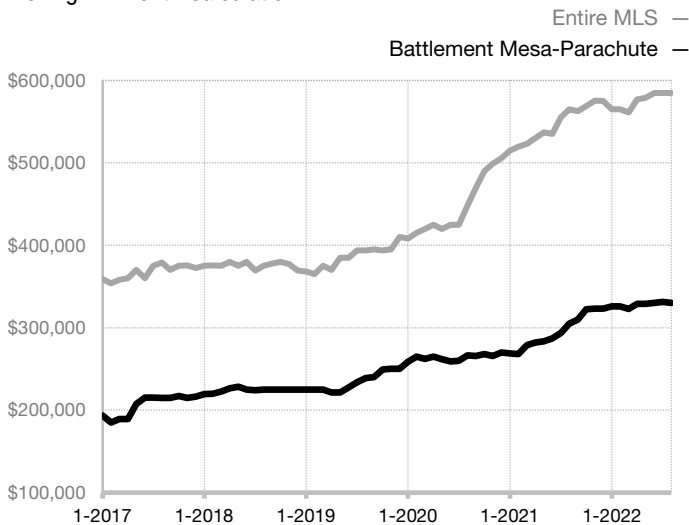
| Single Family                   | August    |                  |                                   | Year to Date |                  |                                   |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
|                                 | 2021      | 2022             | Percent Change from Previous Year | Thru 08-2021 | Thru 08-2022     | Percent Change from Previous Year |
| <b>Key Metrics</b>              |           |                  |                                   |              |                  |                                   |
| New Listings                    | 15        | 10               | - 33.3%                           | 99           | 86               | - 13.1%                           |
| Sold Listings                   | 9         | 9                | 0.0%                              | 81           | 58               | - 28.4%                           |
| Median Sales Price*             | \$382,500 | <b>\$325,000</b> | - 15.0%                           | \$310,000    | <b>\$326,750</b> | + 5.4%                            |
| Average Sales Price*            | \$426,167 | <b>\$412,100</b> | - 3.3%                            | \$352,019    | <b>\$365,157</b> | + 3.7%                            |
| Percent of List Price Received* | 102.2%    | <b>99.1%</b>     | - 3.0%                            | 100.1%       | <b>98.9%</b>     | - 1.2%                            |
| Days on Market Until Sale       | 50        | <b>39</b>        | - 22.0%                           | 31           | <b>20</b>        | - 35.5%                           |
| Inventory of Homes for Sale     | 19        | <b>19</b>        | 0.0%                              | --           | --               | --                                |
| Months Supply of Inventory      | 2.0       | <b>2.3</b>       | + 15.0%                           | --           | --               | --                                |

\* 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                 | August    |                  |                                   | Year to Date |                  |                                   |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
|                                 | 2021      | 2022             | Percent Change from Previous Year | Thru 08-2021 | Thru 08-2022     | Percent Change from Previous Year |
| <b>Key Metrics</b>              |           |                  |                                   |              |                  |                                   |
| New Listings                    | 7         | 2                | - 71.4%                           | 23           | 18               | - 21.7%                           |
| Sold Listings                   | 2         | 1                | - 50.0%                           | 19           | 19               | 0.0%                              |
| Median Sales Price*             | \$286,000 | <b>\$223,500</b> | - 21.9%                           | \$225,000    | <b>\$241,000</b> | + 7.1%                            |
| Average Sales Price*            | \$286,000 | <b>\$223,500</b> | - 21.9%                           | \$229,526    | <b>\$263,079</b> | + 14.6%                           |
| Percent of List Price Received* | 96.7%     | <b>100.0%</b>    | + 3.4%                            | 99.4%        | <b>99.2%</b>     | - 0.2%                            |
| Days on Market Until Sale       | 14        | <b>23</b>        | + 64.3%                           | 21           | <b>24</b>        | + 14.3%                           |
| Inventory of Homes for Sale     | 3         | <b>2</b>         | - 33.3%                           | --           | --               | --                                |
| Months Supply of Inventory      | 1.1       | <b>0.8</b>       | - 27.3%                           | --           | --               | --                                |

\* 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

