

# Local Market Update for December 2016

A Research Tool Provided by the Colorado Association of REALTORS®

## El Paso County

Contact the Pikes Peak Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

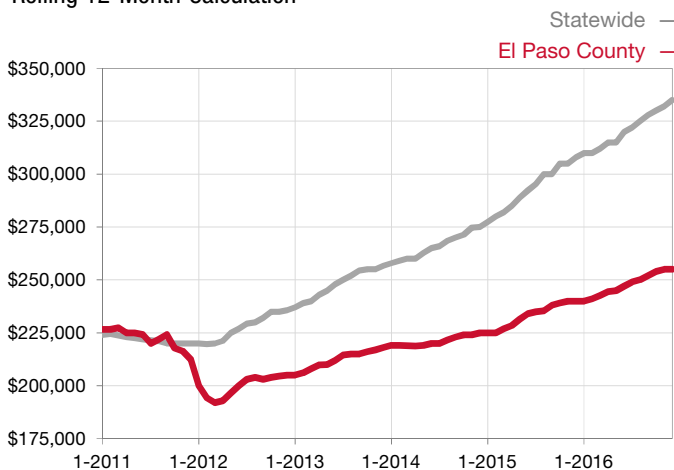
Single Family	December			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 12-2015	Thru 12-2016	Percent Change from Previous Year
New Listings	691	646	- 6.5%	15,615	16,449	+ 5.3%
Sold Listings	1,027	1,141	+ 11.1%	12,150	14,190	+ 16.8%
Median Sales Price*	\$242,000	\$255,000	+ 5.4%	\$240,000	\$255,000	+ 6.3%
Average Sales Price*	\$271,833	\$290,002	+ 6.7%	\$271,694	\$287,866	+ 6.0%
Percent of List Price Received*	98.9%	99.4%	+ 0.5%	98.9%	99.5%	+ 0.6%
Days on Market Until Sale	59	39	- 33.9%	73	36	- 50.7%
Inventory of Homes for Sale	2,247	1,507	- 32.9%	--	--	--
Months Supply of Inventory	2.2	1.3	- 40.9%	--	--	--

\* 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	December			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 12-2015	Thru 12-2016	Percent Change from Previous Year
New Listings	87	104	+ 19.5%	2,099	2,361	+ 12.5%
Sold Listings	148	156	+ 5.4%	1,852	2,139	+ 15.5%
Median Sales Price*	\$159,931	\$176,000	+ 10.0%	\$152,125	\$167,000	+ 9.8%
Average Sales Price*	\$161,544	\$192,107	+ 18.9%	\$165,958	\$181,620	+ 9.4%
Percent of List Price Received*	98.1%	100.3%	+ 2.2%	98.4%	99.7%	+ 1.3%
Days on Market Until Sale	49	21	- 57.1%	71	25	- 64.8%
Inventory of Homes for Sale	223	155	- 30.5%	--	--	--
Months Supply of Inventory	1.4	0.9	- 35.7%	--	--	--

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

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



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

