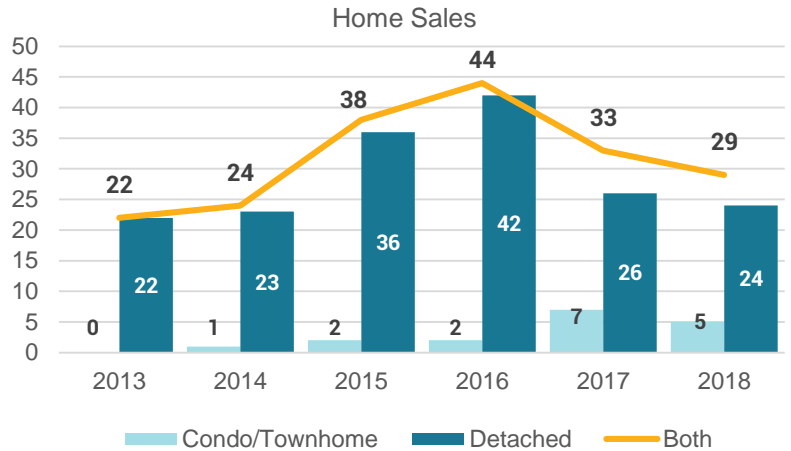


## HOME SALES

**-12%** In April, 29 homes sold in Chaffee County, a year-over-year decrease of 12% and 3% less than last month.

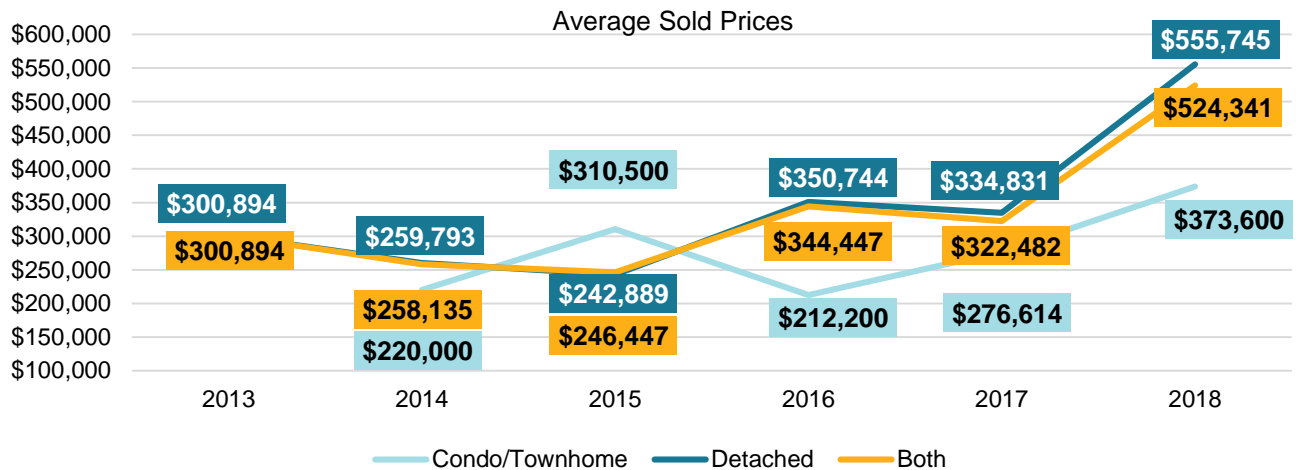
April was another active month with 56 homes going under contract, a 12% increase compared to last year.

Year to date, 128 homes have sold, which is 29% more than this time last year.



## AVERAGE SALE PRICES

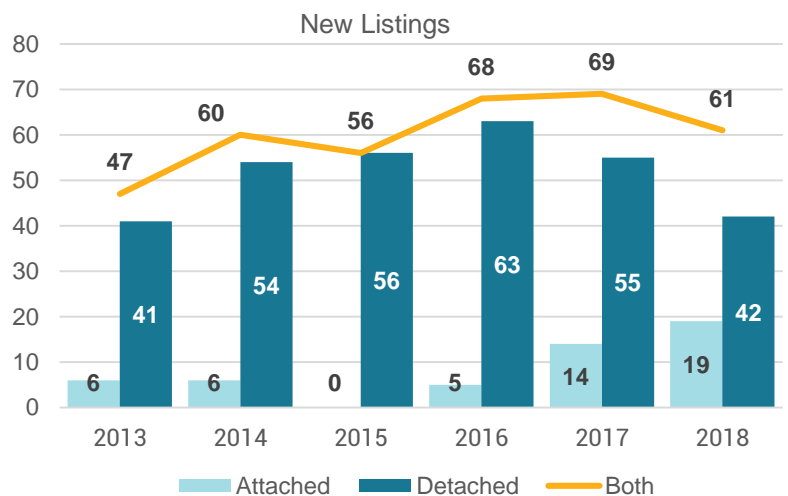
**+63%** The average price of a single family home sold in April jumped to \$524,341, which is 63% higher than last year and 50% higher than last month. Average price increases were driven by the sale of 4 properties priced above \$1M and 4 properties priced above \$500,000. The median sold price in April was \$341,875, 2% higher than last month and 12% higher than last year.



## NEW LISTINGS

**-12%** In April, 61 new listings of homes for sale were brought to the market, a 12% decrease compared to April 2017, but 5% higher than last month.

At the end of April, there were 134 active listings of homes for sale in Chaffee County. At this time, there is approximately 20 weeks of inventory in Chaffee County.

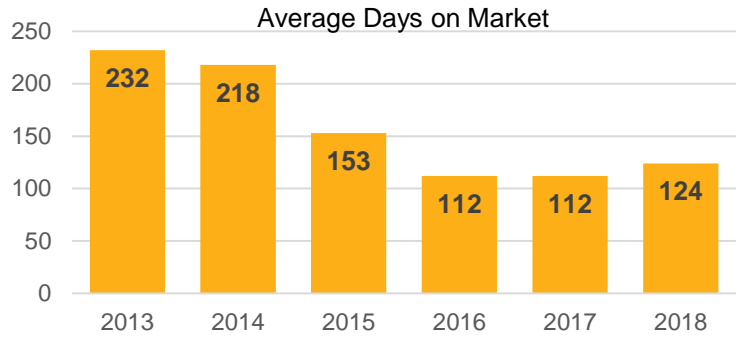


**+12 Days**

## DAYS ON MARKET

The average amount of time a Chaffee County home spent on the market increased in April to 124 days, 12 days more than last year and 32 days more than last month. The increase was due to the sale of three properties that spent more than 400 days on the market.

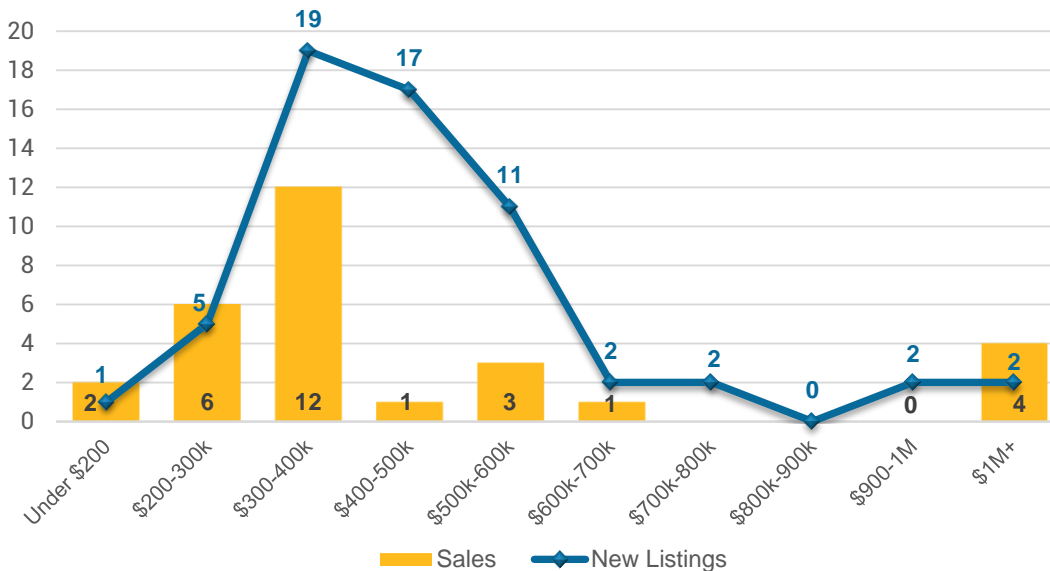
Median Days on Market was 52, 29 days fewer than last month.



<b>134</b> Active Listings	<b>\$524,341</b> Average Sold Price	<b>29</b> Listings Sold	<b>124</b> Average Days on Market
<b>61</b> New Listings	<b>\$341,875</b> Median Sold Price	<b>56</b> Listings Under Contract	<b>20</b> Weeks of Inventory

## Chaffee County Housing Market by Price Range

In April, 41% of all sales took place in the \$300-400,000 price range. Of the 61 new listings that came on the market in April, 41 were in the \$200-500,000 price range. Homes priced from \$300-400,000 are selling quickly, in just 45 days.



Days on Market by Price Range	
Under \$200k	261
\$200-300k	96
\$300-400k	45
\$400-500k	233
\$500-600k	203
\$1-2M	57
\$2-3M	947

## REcolorado

Housing market statistics are provided by REcolorado, the largest multiple listing service (MLS) in Colorado. REcolorado delivers advanced tools and services for REALTORS® of Central Colorado to serve home buyers and sellers. The REcolorado home search site, [REcolorado.com](http://REcolorado.com), is the most trusted resource for home listings across the state. Search homes and land for sale in South Central Colorado at [www.REcolorado.com](http://www.REcolorado.com).