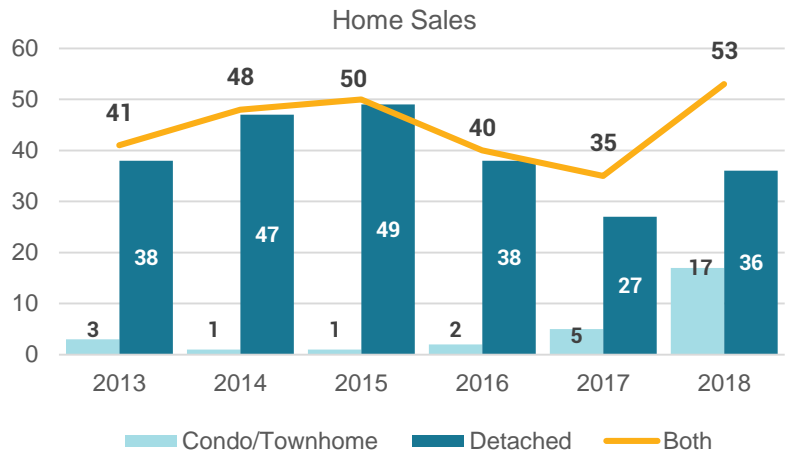


HOME SALES

+51% In July, 53 homes sold in Chaffee County, a year-over-year increase of 51%, but 7% less than last month.

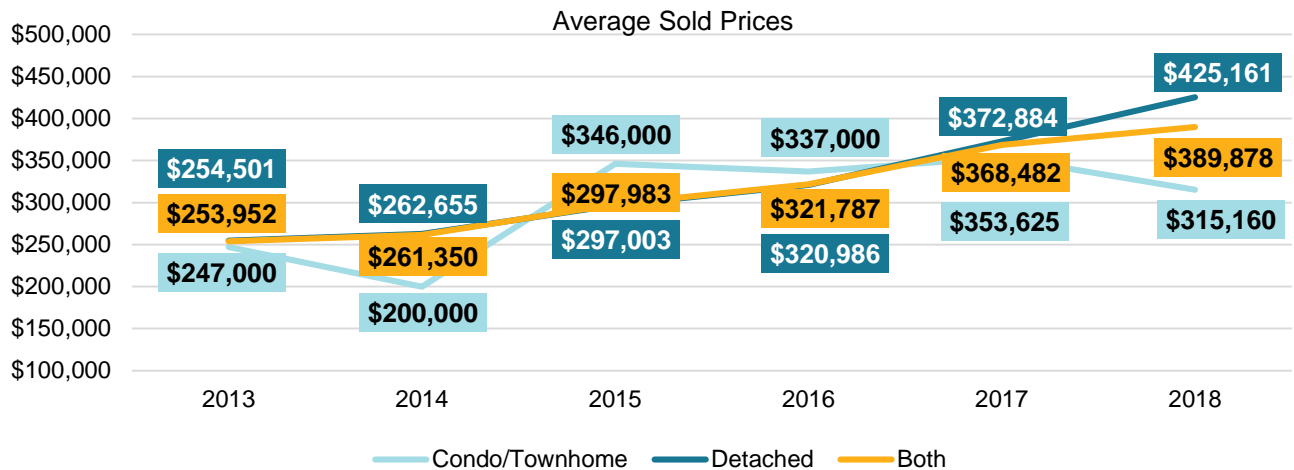
Throughout the month, contracts were put in place on 64 homes, 31% higher as compared to last year.

Year to date, 287 homes have sold, which is 31% more than this time last year.



AVERAGE SALE PRICES

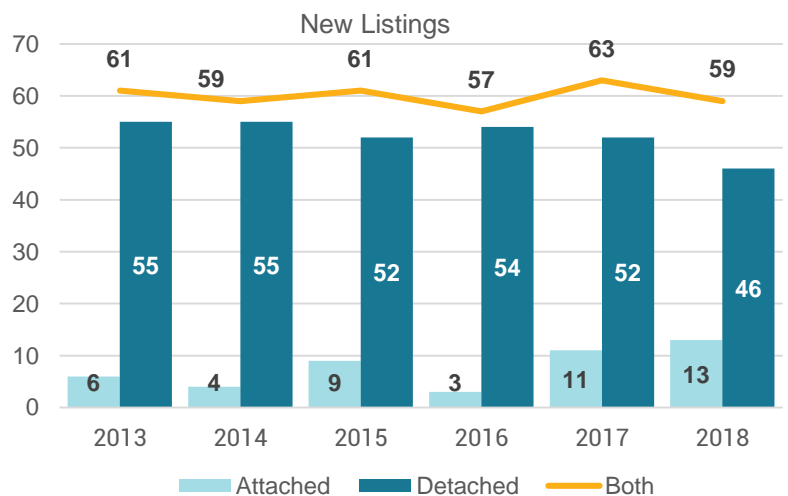
+6% The average price of a single-family home sold in July was \$389,878, 6% higher than last year and 10% lower than last month. The median sold price in July was \$332,500, which means half of the homes sold in July were sold for \$332,500 or more. July's median price is 19% lower than last month and 6% lower than last year.



NEW LISTINGS

-6% In July, 59 new listings of homes for sale were brought to the market, an 18% decrease compared to last month, and 6% lower than July 2017.

At the end of July, there were 171 active listings of homes for sale in Chaffee County, 1% less than last month. Currently, there is approximately 14 weeks of inventory in Chaffee County, 1 week more than last month.

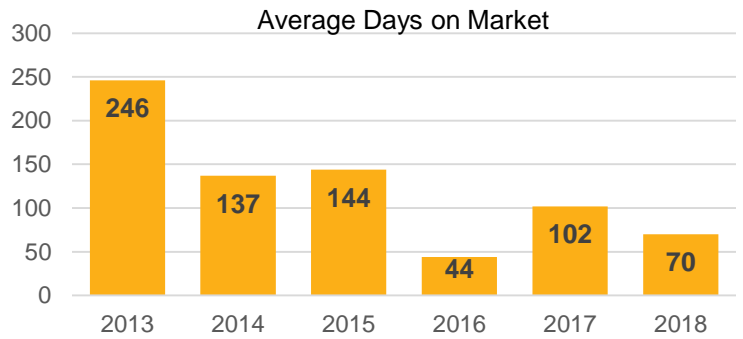


DAYS ON MARKET

-32 Days

The average amount of time a Chaffee County home spent on the market decreased in July to 70 days, 7 days less than last month and 32 days less than July 2017.

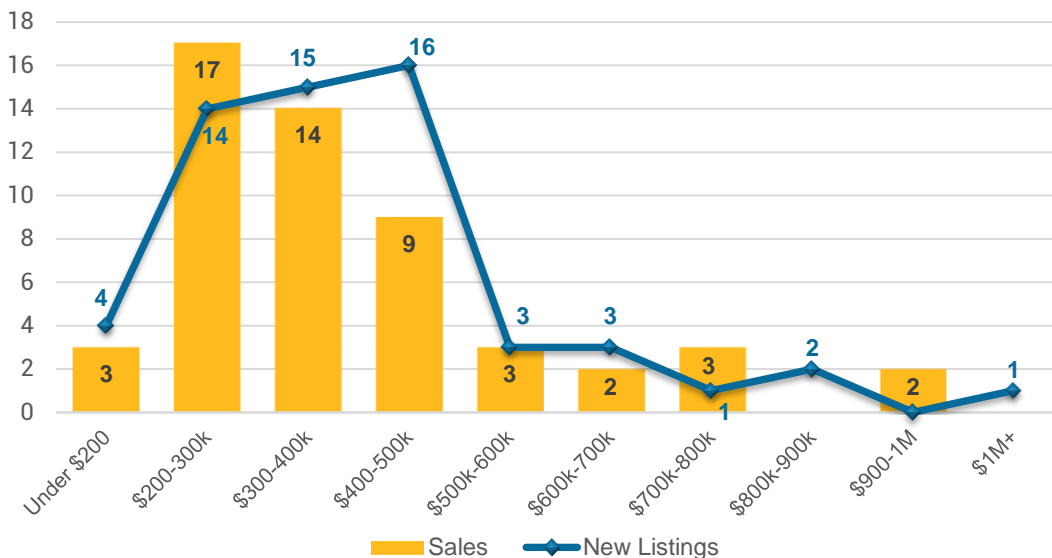
Median Days on Market was 39 days, which means half the homes on the market sold in 39 days or less. Last year at this time, homes spent a median of 35 days on the market.



171 Active Listings	\$389,878 Average Sold Price	53 Listings Sold	70 Average Days on Market
59 New Listings	\$332,500 Median Sold Price	64 Listings Under Contract	14 Weeks of Inventory

Chaffee County Housing Market by Price Range

Consistent with previous months, the majority of July's activity was in the \$300-600,000 price ranges. The most sales took place in the \$200-300,000 price range, depleting the number of new listings that came on the market. For the second month in a row, the \$400-500,000 price range saw the most new listings. Three homes priced from \$500-600,000 sold the quickest; selling the same day they were listed.



Median Days on Market by Price Range	
Under \$200k	176
\$200-300k	41
\$300-400k	5
\$400-500k	69
\$500-600k	0
\$600-700k	84
\$700-800k	56
\$800-900k	N/A
\$900k-1M	177
\$1M+	N/A

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, 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.