



FCBR 2022

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David Biggers
Mortgage Loan Officer
970.494.6140
NMLS 500556



MORTGAGE



Monthly Indicators



June 2022

New Listings were down 1.0 percent for single family homes and 21.2 percent for townhouse-condo properties. Pending Sales landed at 240 for single family homes and 69 for townhouse-condo properties.

The Median Sales Price was up 24.8 percent to \$635,000 for single family homes and 15.8 percent to \$410,000 for townhouse-condo properties. Days on Market decreased 14.3 percent for single family homes and 10.7 percent for townhouse-condo properties.

With monthly mortgage payments up more than 50% compared to this time last year, the rising costs of homeownership have sidelined many prospective buyers. Nationally, the median sales price of existing homes recently exceeded \$400,000 for the first time ever, a 15% increase from the same period a year ago, according to the National Association of REALTORS®. As existing home sales continue to soften nationwide, housing supply is slowly improving, with inventory up for the second straight month. In time, price growth is expected to moderate as supply grows; for now, however, inventory remains low, and buyers are feeling the squeeze of higher prices all around.

Activity Snapshot

- 23.7%	- 14.3%	+ 24.8%
One-Year Change in Single Family Sold Listings	One-Year Change in Single Family Days On Market	One-Year Change in Single Family Median Sales Price

Residential real estate activity in Area 9 composed of single-family properties, townhomes and condominiums. Percent changes are calculated using rounded figures.

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Single Family Activity Overview

Key metrics for Single Family by report month and for year-to-date (YTD) starting from the first of the year.



Key Metrics	Historical Sparkbars	6-2021	6-2022	Percent Change	YTD-2021	YTD-2022	Percent Change
New Listings		416	412	- 1.0%	1,791	1,622	- 9.4%
Pending Sales		337	240	- 28.8%	1,640	1,281	- 21.9%
Under Contract	Not enough historical data for chart	--	--	--	--	--	--
Sold Listings		358	273	- 23.7%	1,503	1,182	- 21.4%
Median Sales Price		\$509,000	\$635,000	+ 24.8%	\$500,000	\$615,500	+ 23.1%
Avg. Sales Price		\$572,465	\$717,947	+ 25.4%	\$567,672	\$691,084	+ 21.7%
Pct. of List Price Received		103.9%	103.2%	- 0.7%	102.7%	104.0%	+ 1.3%
Days on Market		42	36	- 14.3%	58	42	- 27.6%
Affordability Index		76	47	- 38.2%	77	49	- 36.4%
Active Listings		231	347	+ 50.2%	--	--	--
Months Supply		0.8	1.5	+ 87.5%	--	--	--

Townhouse-Condo Activity Overview

Key metrics for Townhouse-Condo by report month and for year-to-date (YTD) starting from the first of the year.



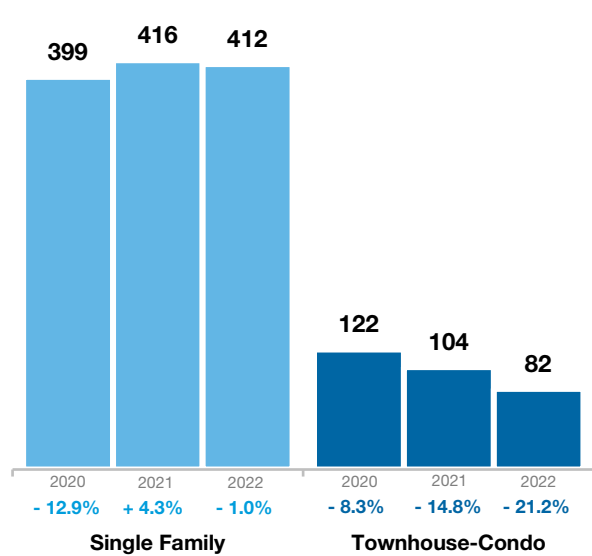
Key Metrics	Historical Sparkbars	6-2021	6-2022	Percent Change	YTD-2021	YTD-2022	Percent Change
New Listings		104	82	- 21.2%	573	471	- 17.8%
Pending Sales		95	69	- 27.4%	553	432	- 21.9%
Under Contract	Not enough historical data for chart	--	--	--	--	--	--
Sold Listings		117	100	- 14.5%	539	407	- 24.5%
Median Sales Price		\$354,000	\$410,000	+ 15.8%	\$355,000	\$399,898	+ 12.6%
Avg. Sales Price		\$386,900	\$426,142	+ 10.1%	\$382,232	\$420,732	+ 10.1%
Pct. of List Price Received		102.7%	104.1%	+ 1.4%	101.5%	104.2%	+ 2.7%
Days on Market		56	50	- 10.7%	68	52	- 23.5%
Affordability Index		109	73	- 33.0%	109	75	- 31.2%
Active Listings		76	61	- 19.7%	--	--	--
Months Supply		0.9	0.8	- 11.1%	--	--	--

New Listings

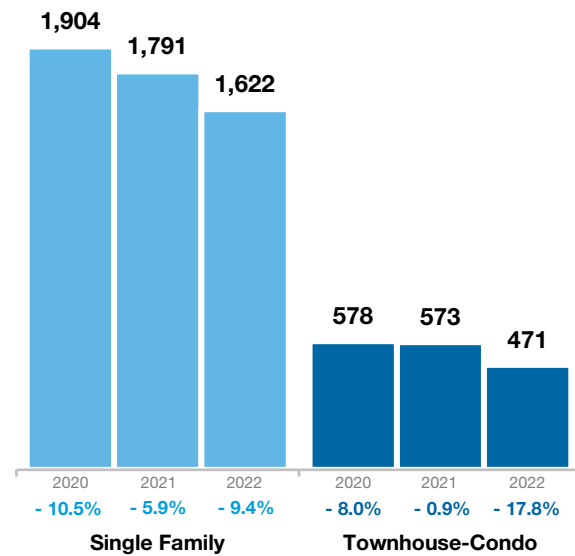
A count of the properties that have been newly listed on the market in a given month.



June

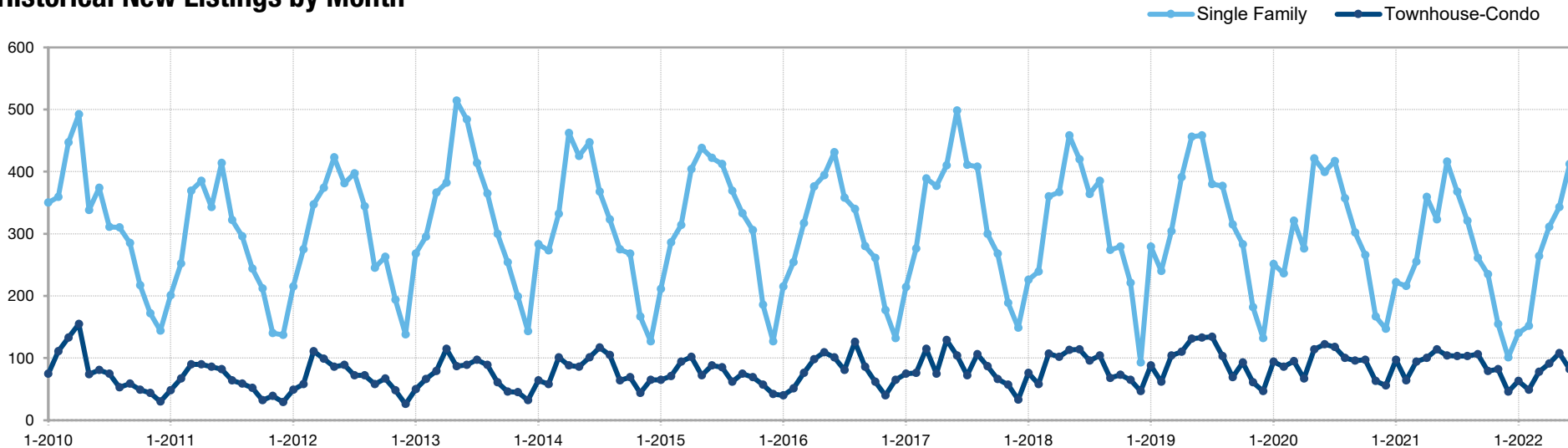


Year to Date



New Listings	Single Family	Year-Over-Year Change	Townhouse-Condo	Year-Over-Year Change
Jul-2021	368	-11.8%	103	-12.7%
Aug-2021	321	-10.1%	103	+3.0%
Sep-2021	261	-13.6%	106	+10.4%
Oct-2021	235	-11.7%	79	-18.6%
Nov-2021	155	-7.2%	82	+30.2%
Dec-2021	101	-31.3%	46	-17.9%
Jan-2022	140	-36.9%	63	-35.1%
Feb-2022	152	-29.6%	49	-23.4%
Mar-2022	264	+3.5%	78	-17.0%
Apr-2022	311	-13.4%	91	-9.0%
May-2022	343	+6.2%	108	-5.3%
Jun-2022	412	-1.0%	82	-21.2%
12-Month Avg	255	-11.1%	83	-10.2%

Historical New Listings by Month

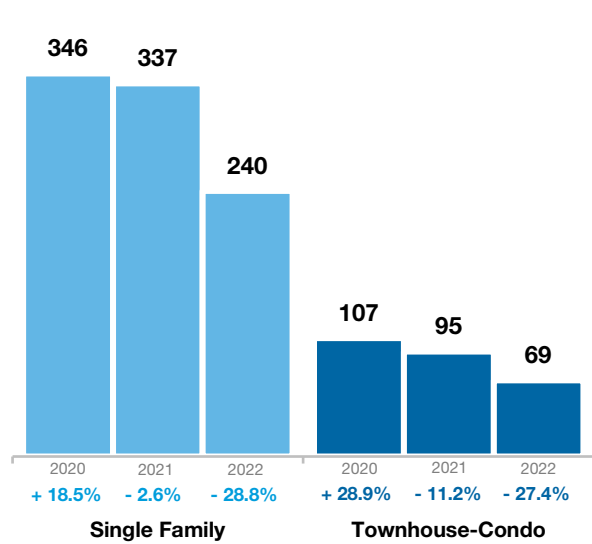


Pending Sales

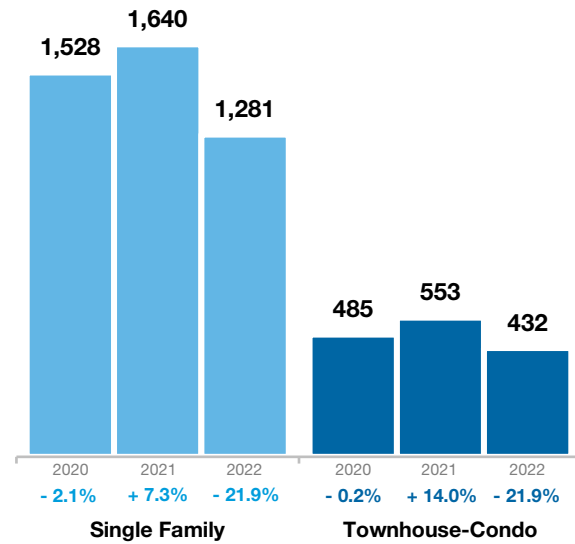
A count of the properties on which offers have been accepted in a given month.



June

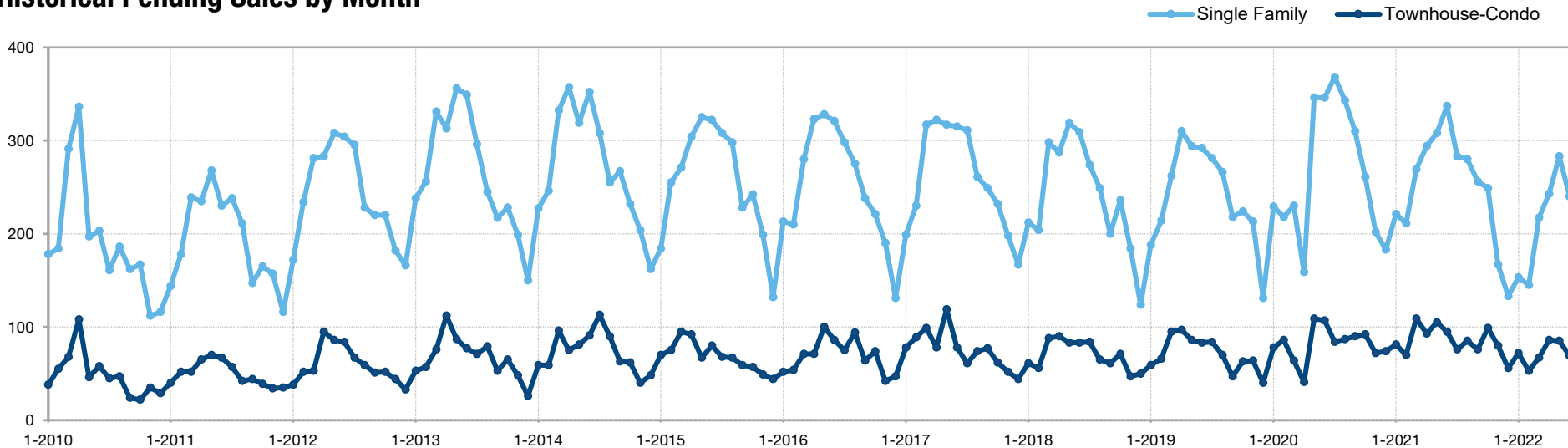


Year to Date



Pending Sales	Single Family	Year-Over-Year Change	Townhouse-Condo	Year-Over-Year Change
Jul-2021	283	-23.1%	76	-9.5%
Aug-2021	280	-18.4%	85	-2.3%
Sep-2021	256	-17.4%	76	-15.6%
Oct-2021	249	-4.6%	99	+7.6%
Nov-2021	167	-17.3%	80	+11.1%
Dec-2021	133	-27.3%	56	-24.3%
Jan-2022	153	-30.8%	72	-11.1%
Feb-2022	145	-31.3%	53	-24.3%
Mar-2022	217	-19.3%	67	-38.5%
Apr-2022	243	-17.3%	86	-7.5%
May-2022	283	-8.1%	85	-19.0%
Jun-2022	240	-28.8%	69	-27.4%
12-Month Avg	221	-19.9%	75	-14.1%

Historical Pending Sales by Month

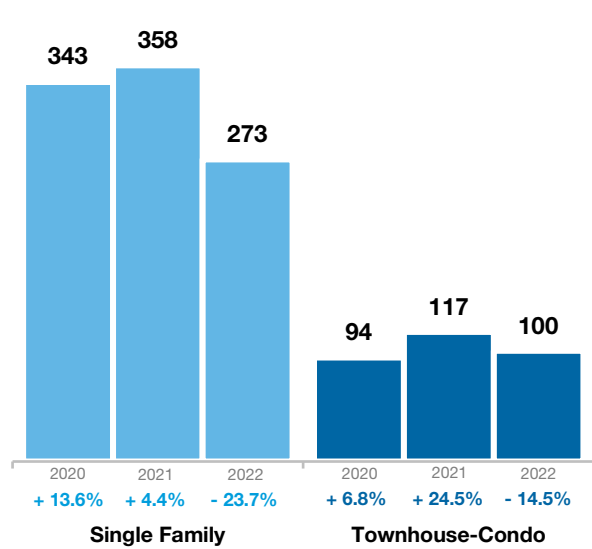


Sold Listings

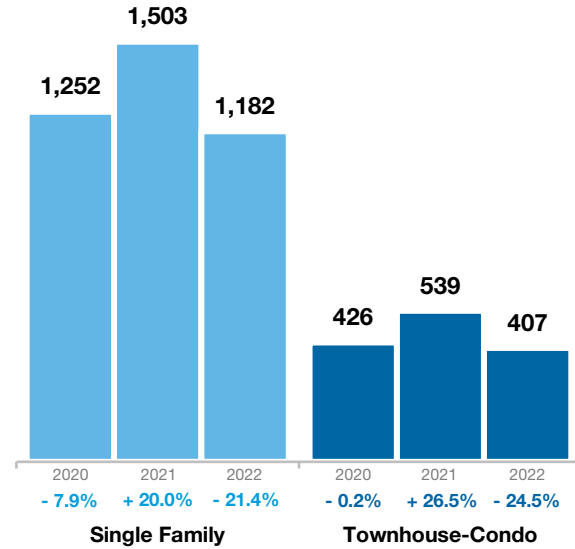
A count of the actual sales that closed in a given month.



June

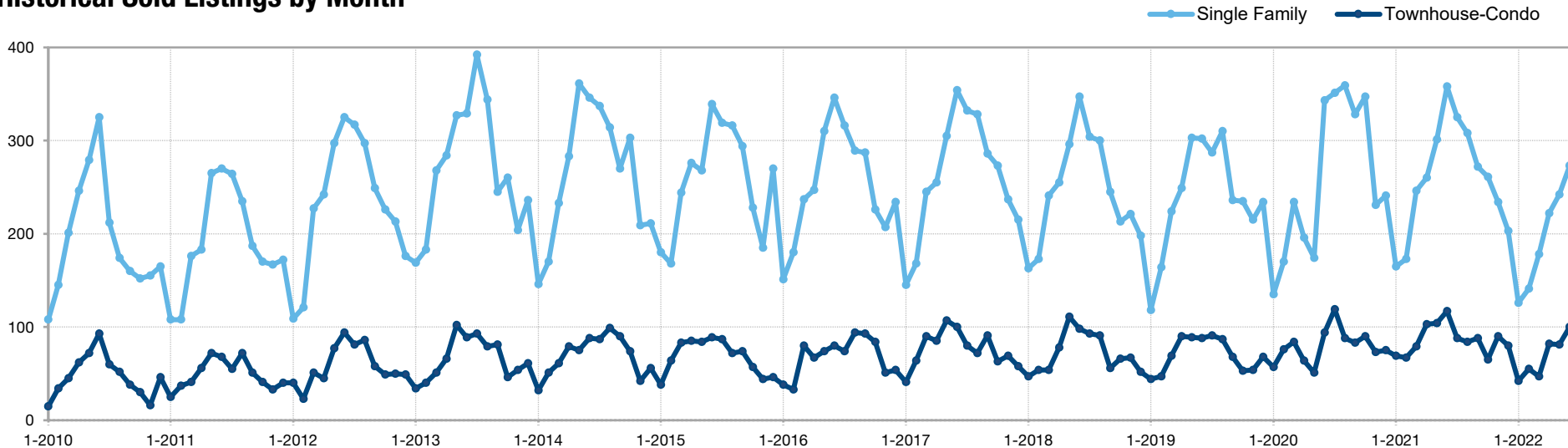


Year to Date



Sold Listings	Single Family	Year-Over-Year Change	Townhouse-Condo	Year-Over-Year Change
Jul-2021	325	-7.4%	88	-26.1%
Aug-2021	308	-14.2%	84	-4.5%
Sep-2021	272	-17.1%	88	+6.0%
Oct-2021	261	-24.8%	65	-27.8%
Nov-2021	234	+1.3%	90	+23.3%
Dec-2021	203	-15.8%	80	+6.7%
Jan-2022	126	-23.6%	42	-39.1%
Feb-2022	141	-18.5%	55	-17.9%
Mar-2022	178	-27.6%	47	-40.5%
Apr-2022	222	-14.6%	82	-20.4%
May-2022	242	-19.6%	81	-22.1%
Jun-2022	273	-23.7%	100	-14.5%
12-Month Avg	232	-17.1%	75	-15.5%

Historical Sold Listings by Month

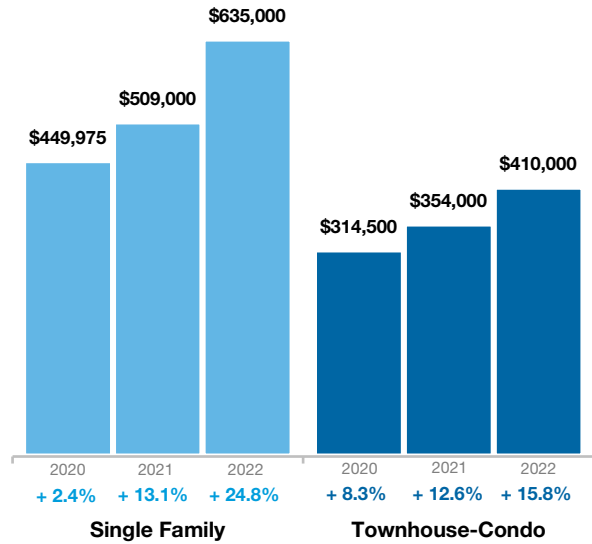


Median Sales Price

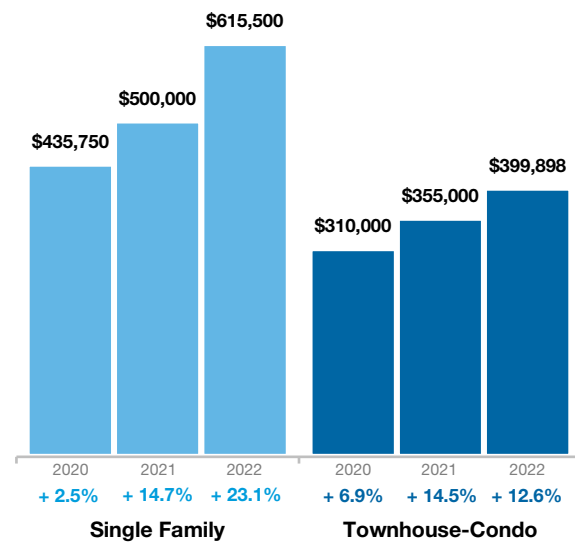
Point at which half of the sales sold for more and half sold for less, not accounting for seller concessions, in a given month.



June



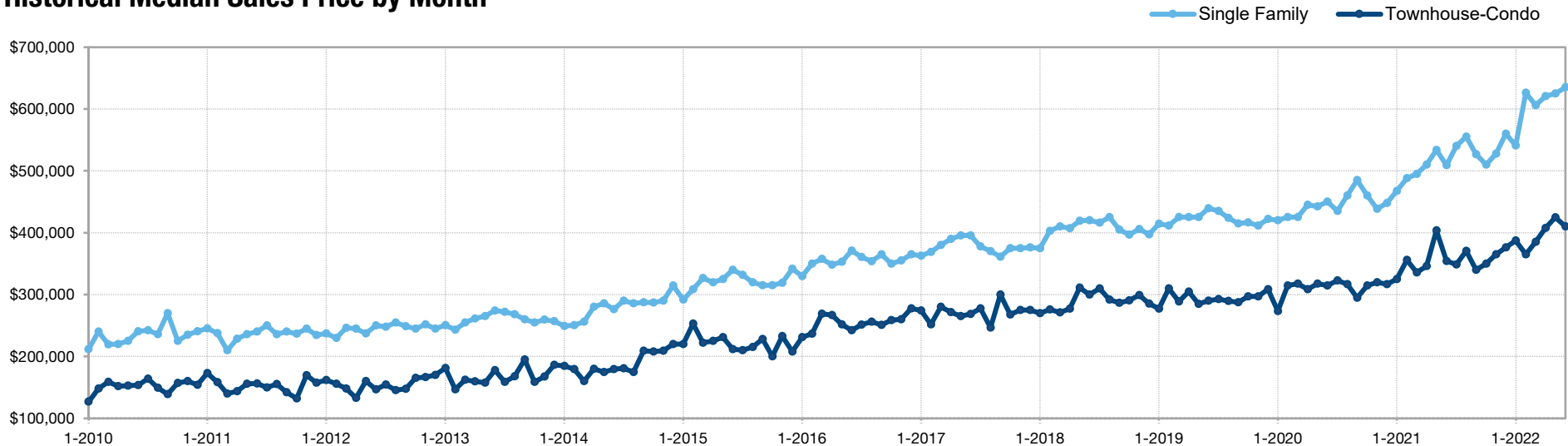
Year to Date



Median Sales Price	Single Family	Year-Over-Year Change	Townhouse-Condo	Year-Over-Year Change
Jul-2021	\$540,000	+24.1%	\$348,500	+8.0%
Aug-2021	\$555,000	+20.7%	\$370,500	+17.0%
Sep-2021	\$526,548	+8.6%	\$340,000	+15.3%
Oct-2021	\$510,000	+10.9%	\$350,000	+11.2%
Nov-2021	\$527,500	+20.2%	\$365,000	+14.1%
Dec-2021	\$560,000	+25.0%	\$376,318	+18.8%
Jan-2022	\$541,000	+15.7%	\$387,500	+19.2%
Feb-2022	\$626,221	+28.3%	\$364,810	+2.5%
Mar-2022	\$606,041	+22.4%	\$385,000	+14.8%
Apr-2022	\$620,495	+21.7%	\$407,500	+17.8%
May-2022	\$625,000	+17.2%	\$424,865	+5.2%
Jun-2022	\$635,000	+24.8%	\$410,000	+15.8%
12-Month Avg*	\$572,000	+19.2%	\$376,000	+12.2%

* Median Sales Price for all properties from July 2021 through June 2022. This is not the average of the individual figures above.

Historical Median Sales Price by Month

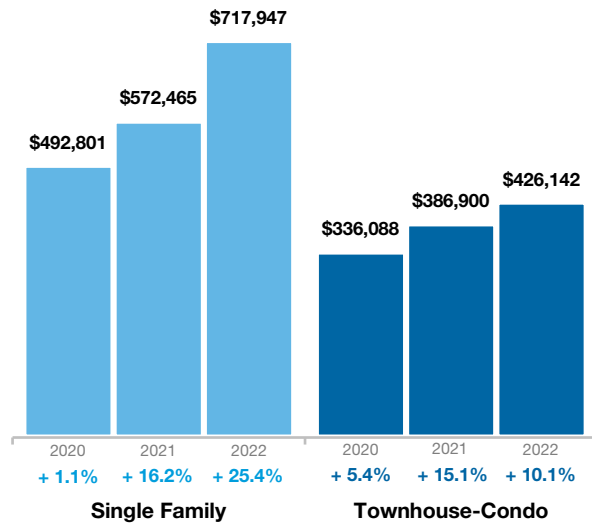


Average Sales Price

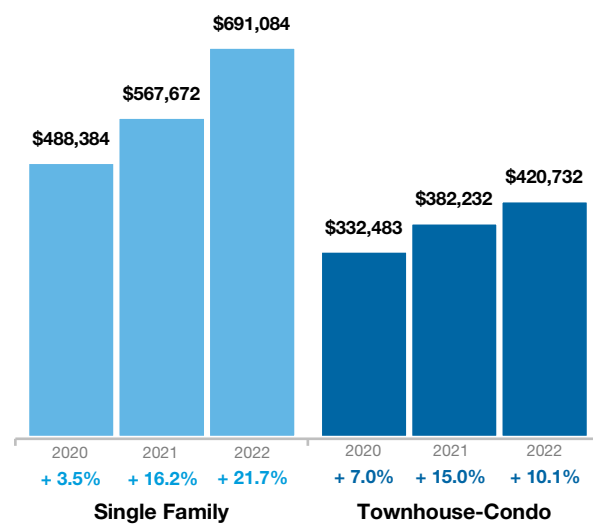
Average sales price for all closed sales, not accounting for seller concessions, in a given month.



June



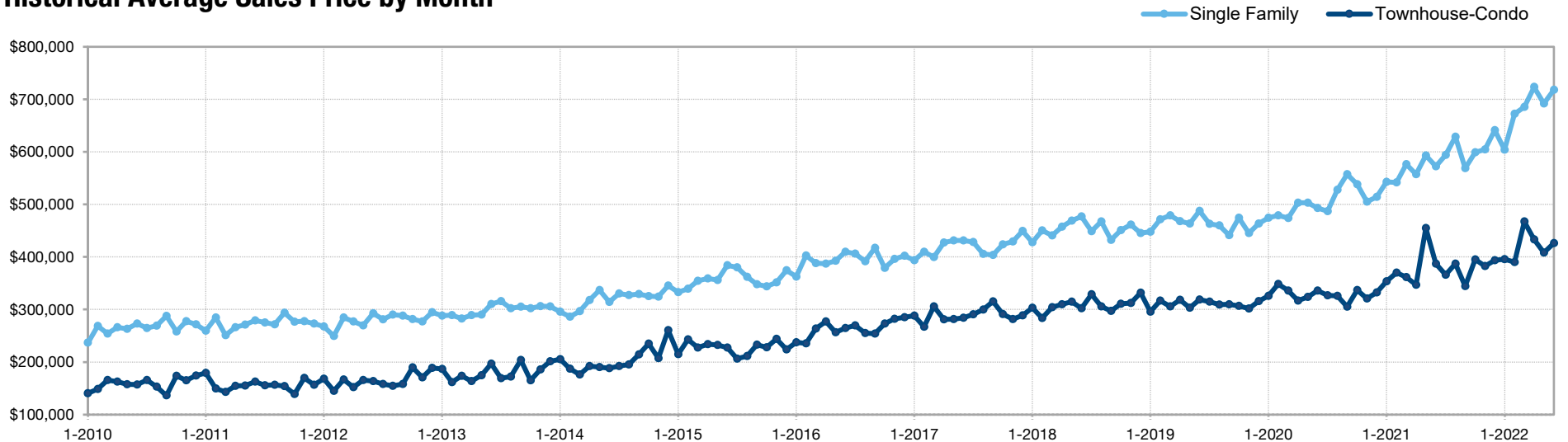
Year to Date



Avg. Sales Price	Single Family	Year-Over-Year Change	Townhouse-Condo	Year-Over-Year Change
Jul-2021	\$593,998	+22.0%	\$365,895	+11.9%
Aug-2021	\$628,657	+19.2%	\$387,003	+18.8%
Sep-2021	\$568,895	+2.1%	\$344,300	+12.7%
Oct-2021	\$598,918	+11.3%	\$395,165	+17.3%
Nov-2021	\$604,279	+19.7%	\$382,467	+19.2%
Dec-2021	\$640,964	+24.7%	\$393,577	+18.4%
Jan-2022	\$603,885	+11.3%	\$395,329	+11.9%
Feb-2022	\$672,361	+24.1%	\$390,127	+5.4%
Mar-2022	\$685,231	+19.0%	\$467,153	+29.3%
Apr-2022	\$723,257	+29.8%	\$433,342	+25.0%
May-2022	\$691,880	+16.7%	\$408,304	-10.3%
Jun-2022	\$717,947	+25.4%	\$426,142	+10.1%
12-Month Avg*	\$641,342	+18.2%	\$396,773	+12.1%

* Avg. Sales Price for all properties from July 2021 through June 2022. This is not the average of the individual figures above.

Historical Average Sales Price by Month

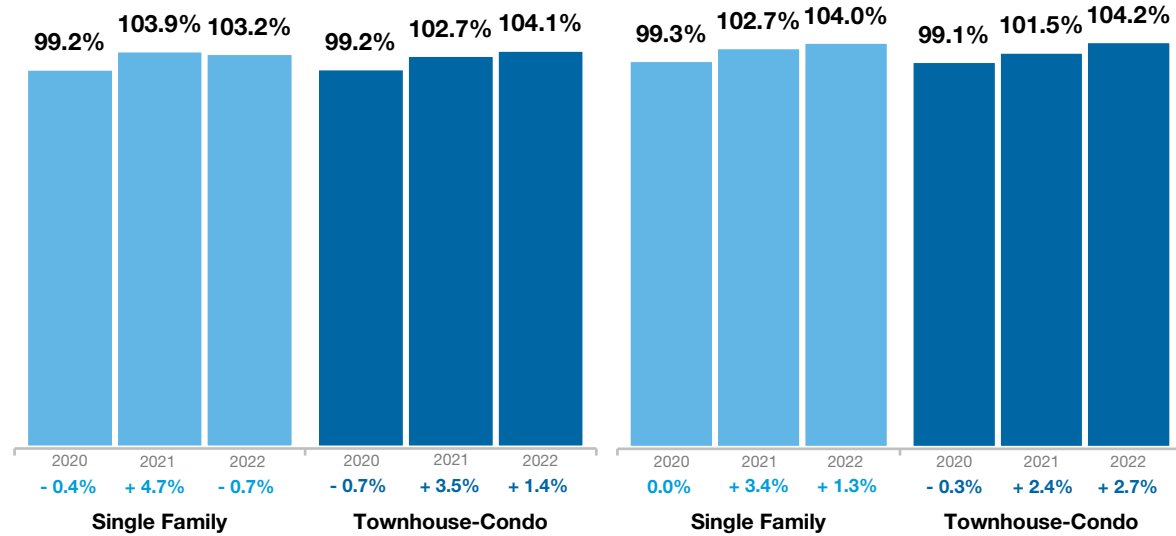


Percent of List Price Received

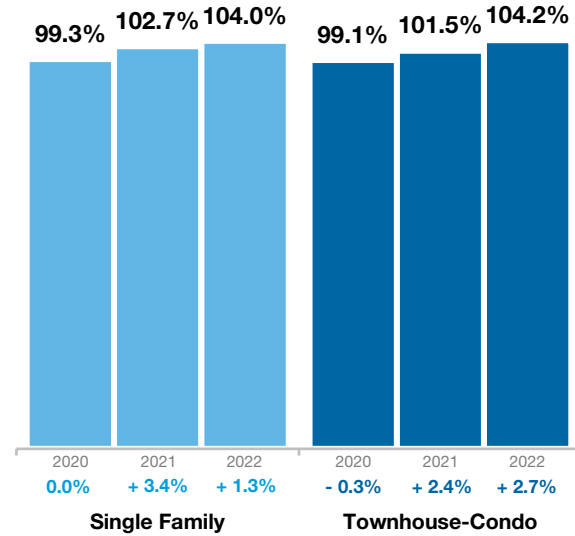
Percentage found when dividing a property's sales price by its most recent list price, then taking the average for all properties sold in a given month, not accounting for seller concessions.



June



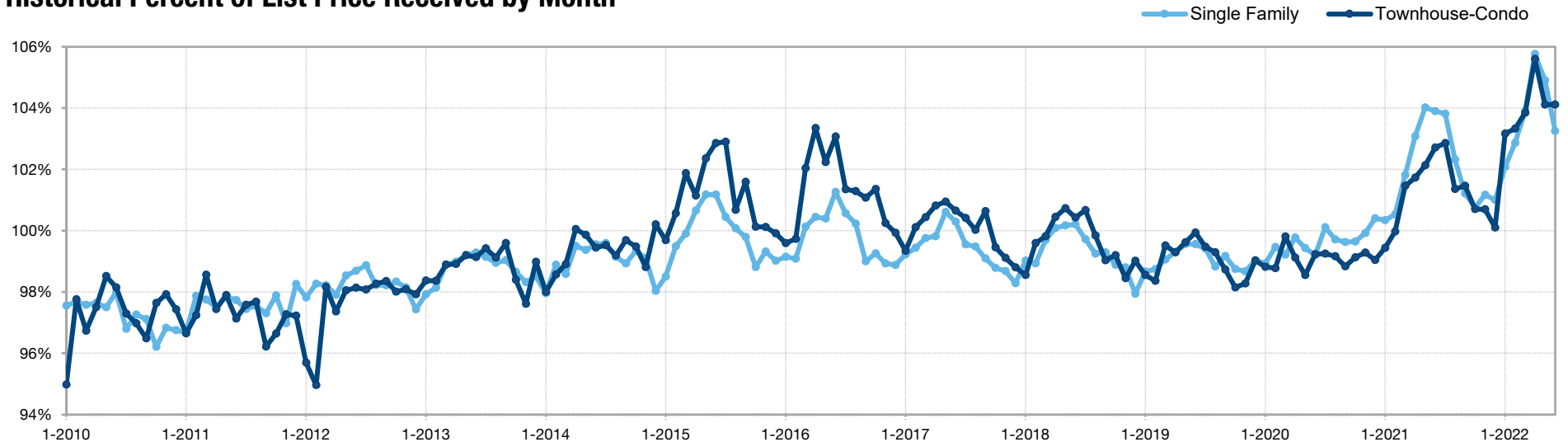
Year to Date



Pct. of List Price Received	Single Family	Year-Over-Year Change	Townhouse-Condo	Year-Over-Year Change
Jul-2021	103.8%	+3.7%	102.9%	+3.7%
Aug-2021	102.3%	+2.6%	101.4%	+2.2%
Sep-2021	101.2%	+1.6%	101.5%	+2.7%
Oct-2021	100.8%	+1.2%	100.7%	+1.6%
Nov-2021	101.2%	+1.3%	100.7%	+1.4%
Dec-2021	101.0%	+0.6%	100.1%	+1.1%
Jan-2022	102.1%	+1.8%	103.2%	+3.8%
Feb-2022	102.9%	+2.4%	103.3%	+3.3%
Mar-2022	103.9%	+2.1%	103.8%	+2.3%
Apr-2022	105.8%	+2.6%	105.6%	+3.8%
May-2022	104.9%	+0.9%	104.1%	+2.0%
Jun-2022	103.2%	-0.7%	104.1%	+1.4%
12-Month Avg*	102.8%	+1.6%	102.6%	+2.2%

* Pct. of List Price Received for all properties from July 2021 through June 2022. This is not the average of the individual figures above.

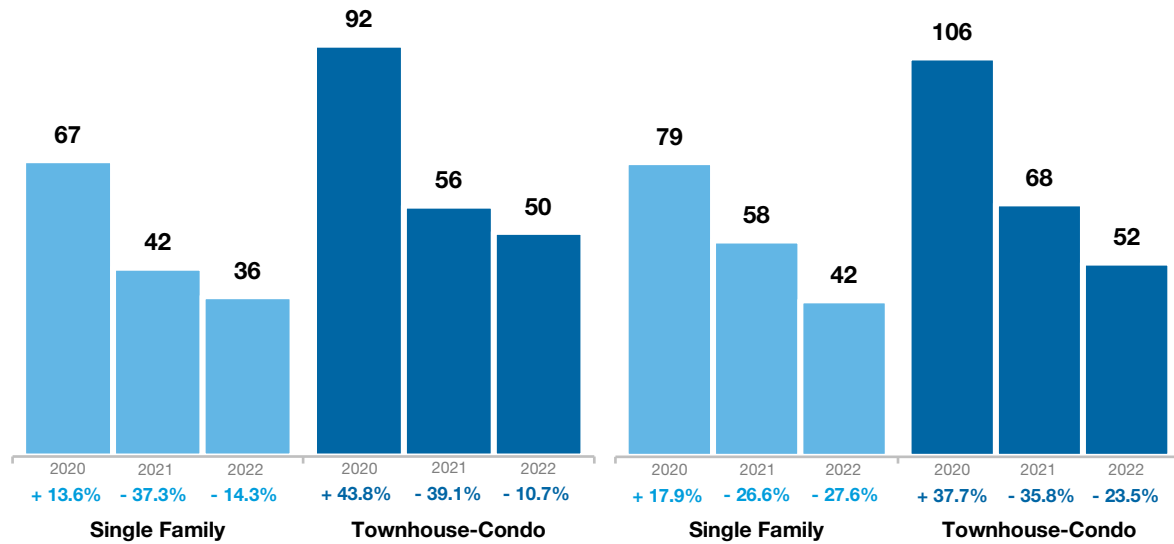
Historical Percent of List Price Received by Month



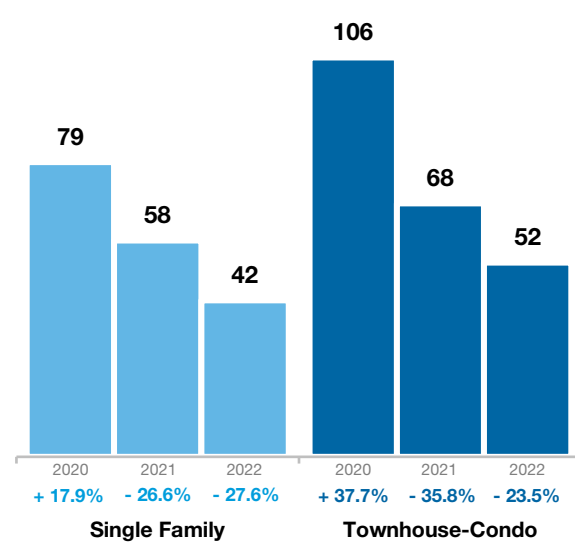
Days on Market Until Sale



June



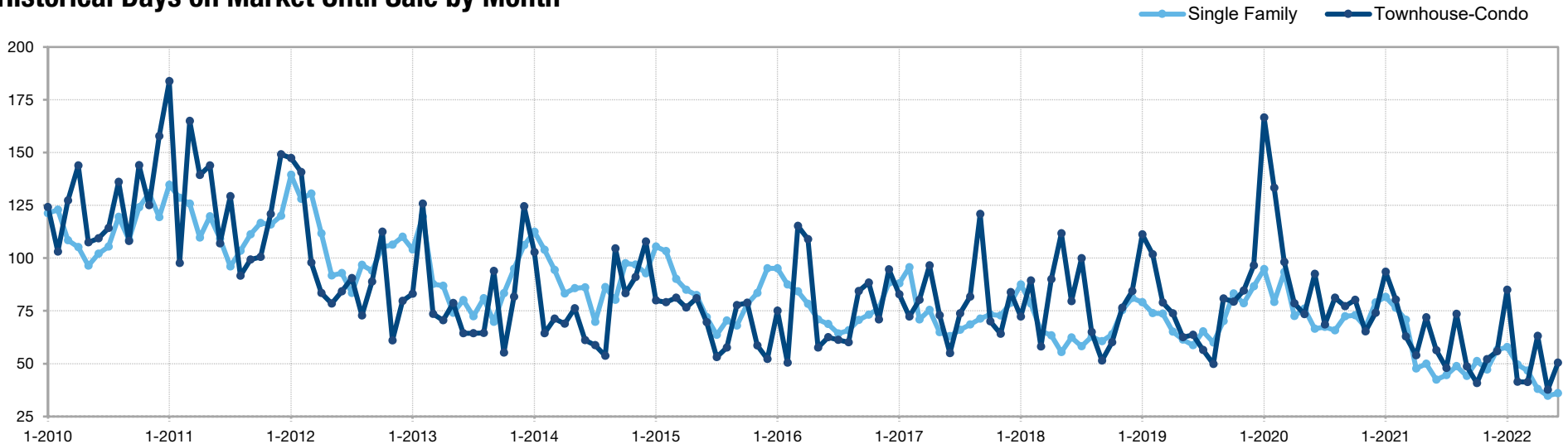
Year to Date



Days on Market	Single Family	Year-Over-Year Change	Townhouse-Condo	Year-Over-Year Change
Jul-2021	44	-34.3%	48	-29.4%
Aug-2021	49	-25.8%	74	-8.6%
Sep-2021	44	-38.9%	49	-36.4%
Oct-2021	51	-30.1%	41	-48.8%
Nov-2021	47	-29.9%	52	-20.0%
Dec-2021	56	-29.1%	56	-24.3%
Jan-2022	58	-29.3%	85	-9.6%
Feb-2022	50	-34.2%	41	-48.8%
Mar-2022	47	-33.8%	41	-34.9%
Apr-2022	38	-20.8%	63	+16.7%
May-2022	35	-30.0%	38	-47.2%
Jun-2022	36	-14.3%	50	-10.7%
12-Month Avg	45	-29.8%	53	-25.6%

* Days on Market for all properties from July 2021 through June 2022. This is not the average of the individual figures above.

Historical Days on Market Until Sale by Month



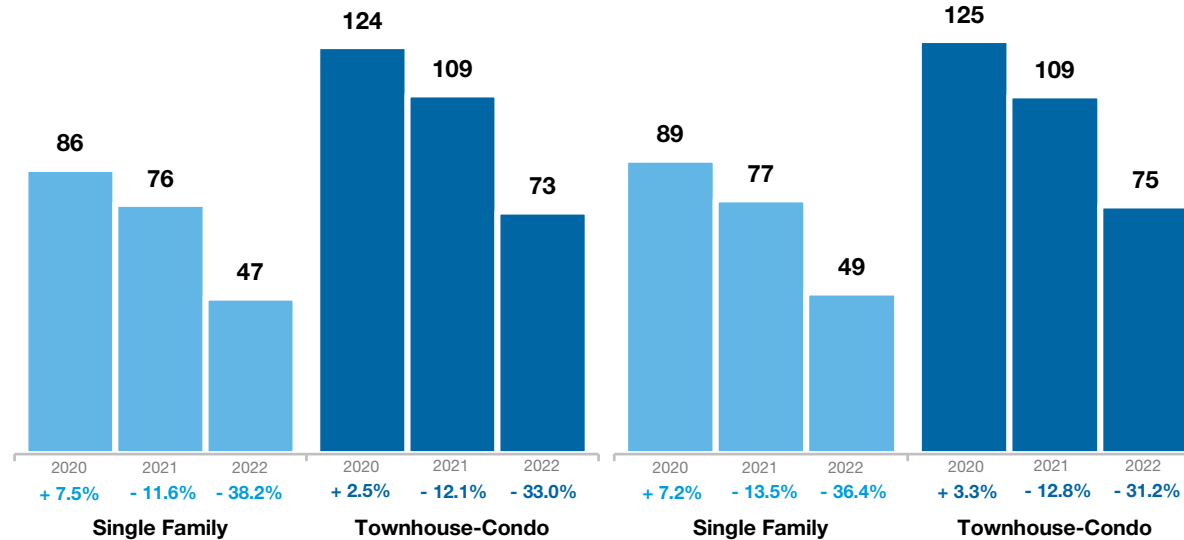
Housing Affordability Index

This index measures housing affordability for the region. For example, an index of 120 means the median household income is 120% of what is necessary to qualify for the median-priced home under prevailing interest rates. A higher number means greater affordability.



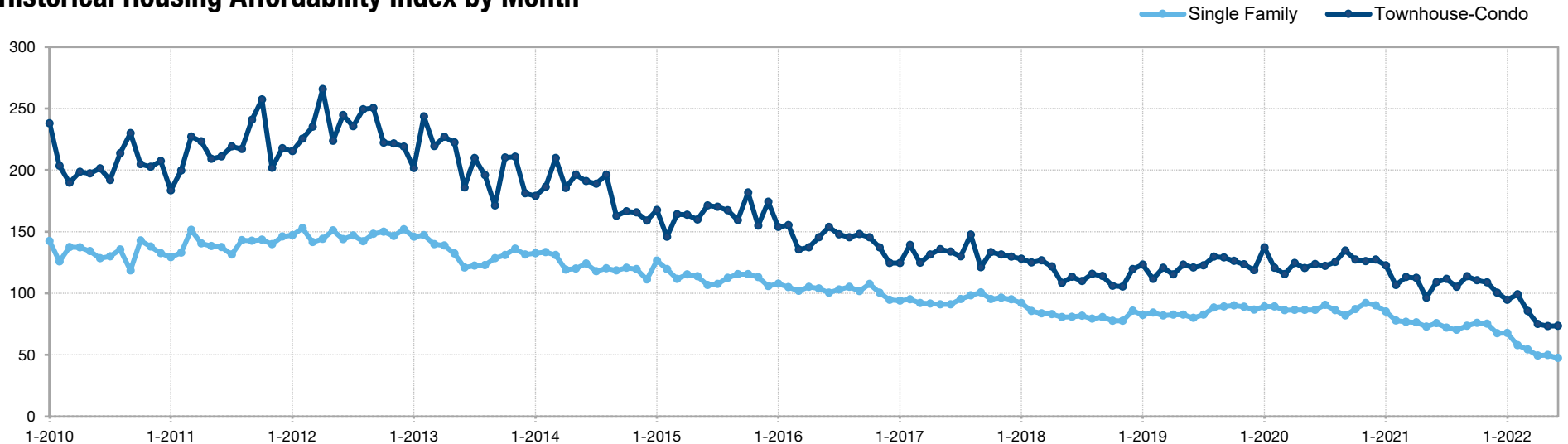
June

Year to Date



Affordability Index	Single Family	Year-Over-Year Change	Townhouse-Condo	Year-Over-Year Change
Jul-2021	72	-20.9%	112	-8.2%
Aug-2021	70	-18.6%	105	-16.0%
Sep-2021	73	-11.0%	114	-15.6%
Oct-2021	76	-12.6%	111	-12.6%
Nov-2021	75	-18.5%	109	-13.5%
Dec-2021	67	-25.6%	100	-21.3%
Jan-2022	68	-20.0%	95	-22.8%
Feb-2022	58	-25.6%	99	-7.5%
Mar-2022	54	-29.9%	86	-23.9%
Apr-2022	49	-35.5%	75	-33.0%
May-2022	50	-31.5%	73	-24.0%
Jun-2022	47	-38.2%	73	-33.0%
12-Month Avg	63	-43.2%	83	-38.4%

Historical Housing Affordability Index by Month

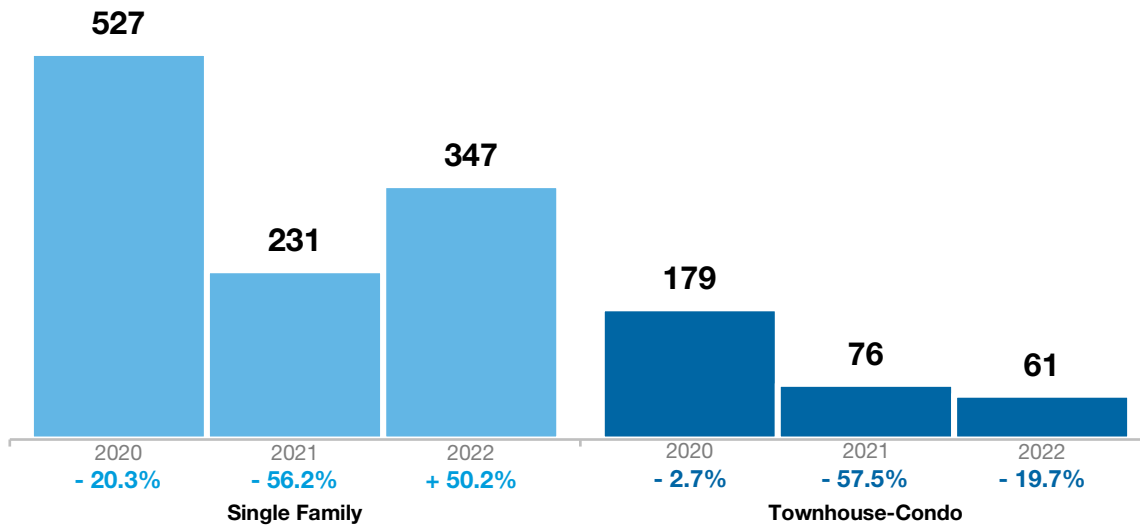


Inventory of Active Listings

The number of properties available for sale in active status at the end of a given month.



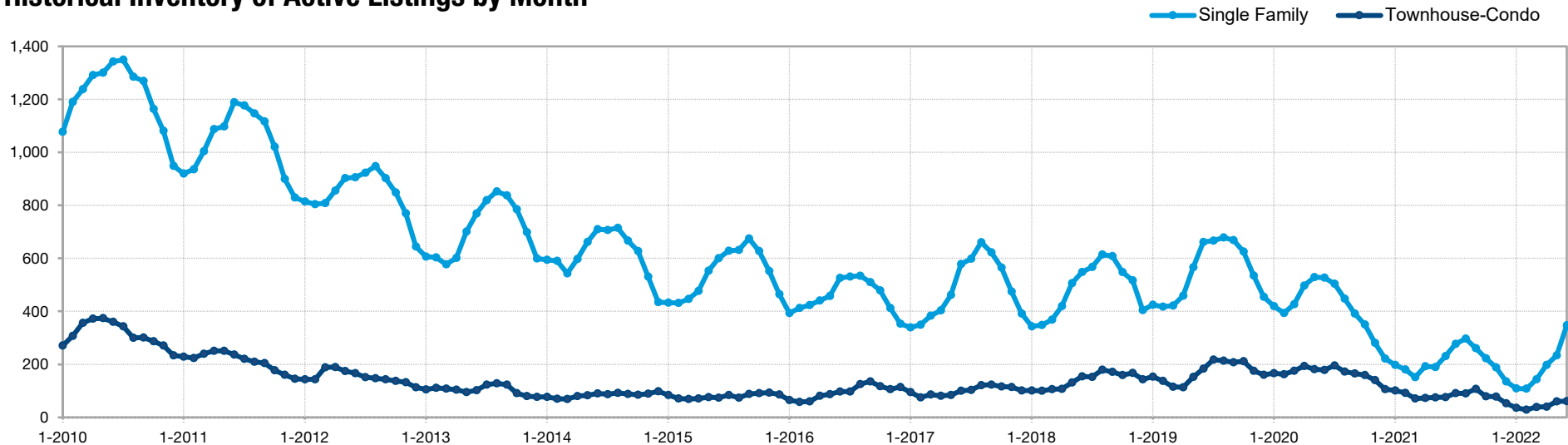
June



Active Listings	Single Family	Year-Over-Year Change	Townhouse-Condo	Year-Over-Year Change
Jul-2021	277	-45.0%	91	-53.6%
Aug-2021	297	-33.7%	90	-48.0%
Sep-2021	261	-33.2%	107	-35.2%
Oct-2021	223	-36.3%	79	-50.3%
Nov-2021	189	-32.7%	78	-44.3%
Dec-2021	135	-39.2%	53	-50.0%
Jan-2022	109	-44.9%	36	-64.4%
Feb-2022	108	-40.3%	29	-68.5%
Mar-2022	143	-5.3%	39	-45.1%
Apr-2022	198	+2.6%	40	-45.2%
May-2022	234	+23.2%	60	-20.0%
Jun-2022	347	+50.2%	61	-19.7%
12-Month Avg*	210	-24.5%	64	-46.5%

* Active Listings for all properties from July 2021 through June 2022. This is not the average of the individual figures above.

Historical Inventory of Active Listings by Month

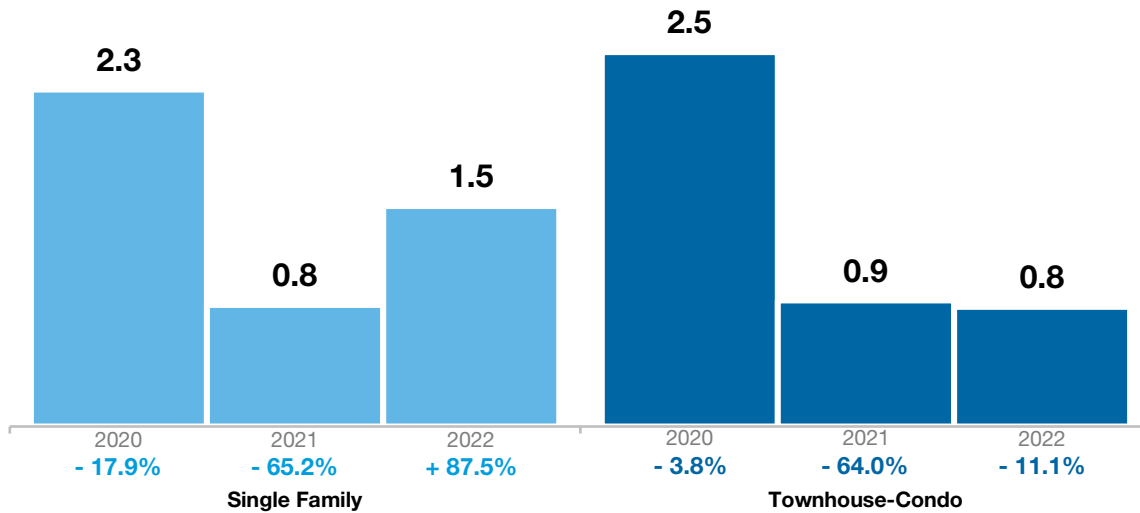


Months Supply of Inventory

The inventory of homes for sale at the end of a given month, divided by the average monthly closed sales from the last 12 months.



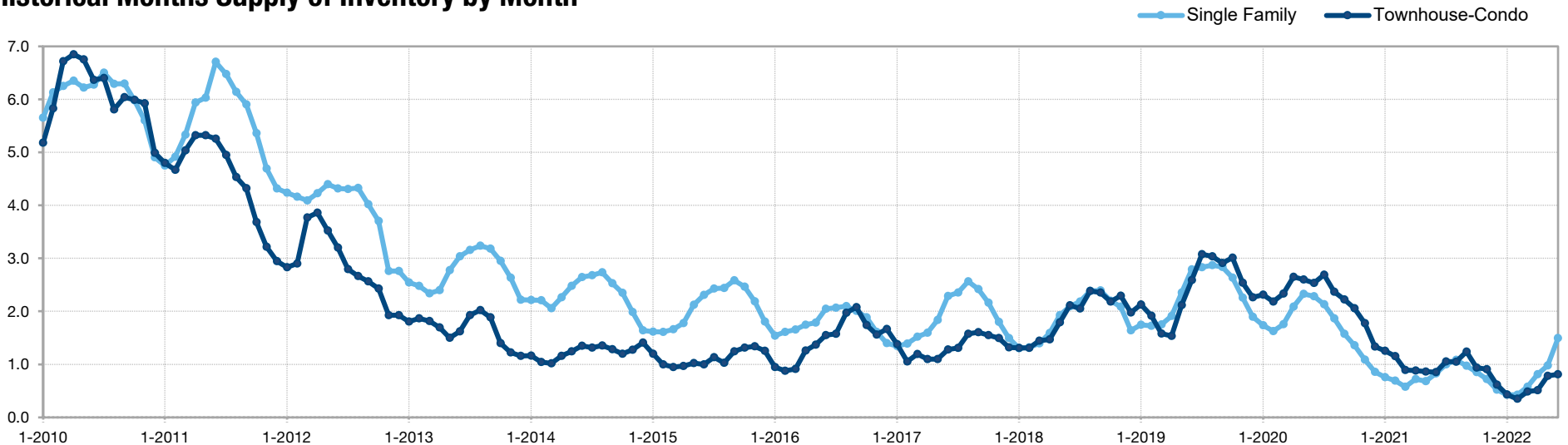
June



Months Supply	Single Family	Year-Over-Year Change	Townhouse-Condo	Year-Over-Year Change
Jul-2021	1.0	-52.4%	1.1	-59.3%
Aug-2021	1.1	-42.1%	1.0	-58.3%
Sep-2021	1.0	-37.5%	1.2	-45.5%
Oct-2021	0.9	-35.7%	0.9	-57.1%
Nov-2021	0.7	-36.4%	0.9	-50.0%
Dec-2021	0.5	-44.4%	0.6	-53.8%
Jan-2022	0.4	-50.0%	0.4	-69.2%
Feb-2022	0.4	-42.9%	0.3	-75.0%
Mar-2022	0.6	0.0%	0.5	-44.4%
Apr-2022	0.8	+14.3%	0.5	-44.4%
May-2022	1.0	+42.9%	0.8	-11.1%
Jun-2022	1.5	+87.5%	0.8	-11.1%
12-Month Avg*	0.8	-24.9%	0.8	-50.0%

* Months Supply for all properties from July 2021 through June 2022. This is not the average of the individual figures above.

Historical Months Supply of Inventory by Month



All Properties Activity Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year.



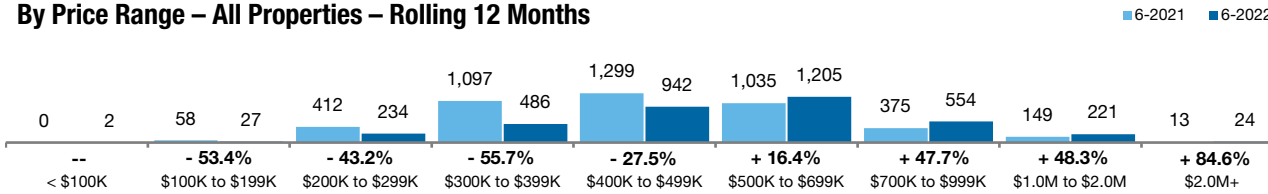
Key Metrics	Historical Sparkbars	6-2021	6-2022	Percent Change	YTD-2021	YTD-2022	Percent Change
New Listings		523	498	- 4.8%	2,373	2,101	- 11.5%
Pending Sales		432	310	- 28.2%	553	432	- 21.9%
Under Contract	Not enough historical data for chart	--	--	--	--	--	--
Sold Listings		477	373	- 21.8%	2,049	1,592	- 22.3%
Median Sales Price		\$475,500	\$575,000	+ 20.9%	\$463,660	\$555,500	+ 19.8%
Avg. Sales Price		\$525,733	\$639,715	+ 20.4%	\$518,799	\$624,626	+ 20.4%
Pct. of List Price Received		103.6%	103.5%	+ 1.7%	102.3%	104.0%	+ 1.7%
Days on Market		46	40	- 25.0%	60	45	- 25.0%
Affordability Index		81	52	- 34.8%	83	54	- 34.8%
Active Listings		318	417	+ 31.1%	--	--	--
Months Supply		0.9	1.4	+ 57.5%	--	--	--

Sold Listings

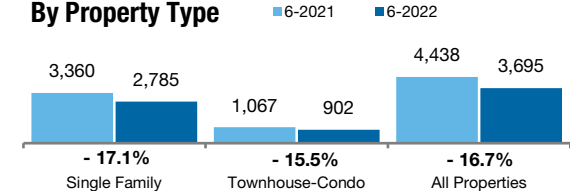
Actual sales that have closed in a given quarter.



By Price Range – All Properties – Rolling 12 Months



By Property Type



Rolling 12 Months

By Price Range	Single Family			Townhouse-Condo		
	6-2021	6-2022	Change	6-2021	6-2022	Change
\$99,999 and Below	0	2	--	0	0	--
\$100,000 to \$199,999	25	18	-28.0%	33	8	-75.8%
\$200,000 to \$299,999	65	35	-46.2%	342	198	-42.1%
\$300,000 to \$399,999	632	157	-75.2%	464	329	-29.1%
\$400,000 to \$499,999	1,149	695	-39.5%	150	247	+64.7%
\$500,000 to \$699,999	982	1,130	+15.1%	51	74	+45.1%
\$700,000 to \$999,999	359	520	+44.8%	14	34	+142.9%
\$1,000,000 to \$1,999,999	135	208	+54.1%	13	9	-30.8%
\$2,000,000 and Above	13	20	+53.8%	0	3	--
All Price Ranges	3,360	2,785	-17.1%	1,067	902	-15.5%

Compared to Prior Month

By Price Range	Single Family			Townhouse-Condo		
	5-2022	6-2022	Change	5-2022	6-2022	Change
\$99,999 and Below	0	0	--	0	0	--
\$100,000 to \$199,999	2	0	-100.0%	0	0	--
\$200,000 to \$299,999	1	3	+200.0%	11	15	+36.4%
\$300,000 to \$399,999	5	5	0.0%	23	32	+39.1%
\$400,000 to \$499,999	33	37	+12.1%	37	30	-18.9%
\$500,000 to \$699,999	117	124	+6.0%	9	16	+77.8%
\$700,000 to \$999,999	59	73	+23.7%	1	7	+600.0%
\$1,000,000 to \$1,999,999	24	28	+16.7%	0	0	--
\$2,000,000 and Above	1	3	+200.0%	0	0	--
All Price Ranges	242	273	+12.8%	81	100	+23.5%

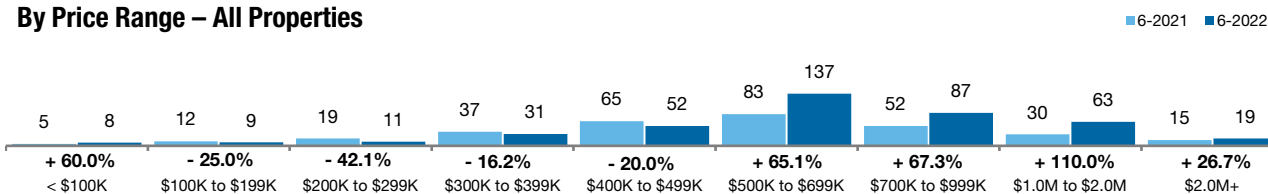
Year to Date

By Price Range	Single Family			Townhouse-Condo		
	6-2021	6-2022	Change	6-2021	6-2022	Change
\$99,999 and Below	0	0	--	0	0	--
\$100,000 to \$199,999	11	7	-36.4%	13	0	-100.0%
\$200,000 to \$299,999	18	11	-38.9%	139	75	-46.0%
\$300,000 to \$399,999	170	32	-81.2%	217	129	-40.6%
\$400,000 to \$499,999	537	200	-62.8%	111	127	+14.4%
\$500,000 to \$699,999	506	523	+3.4%	39	49	+25.6%
\$700,000 to \$999,999	183	289	+57.9%	8	21	+162.5%
\$1,000,000 to \$1,999,999	72	108	+50.0%	12	5	-58.3%
\$2,000,000 and Above	6	12	+100.0%	0	1	--
All Price Ranges	1,503	1,182	-21.4%	539	407	-24.5%

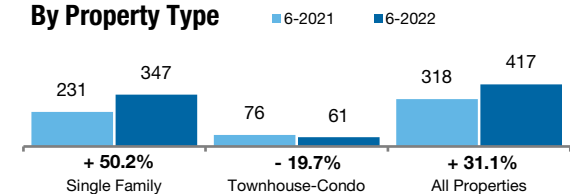
Inventory of Active Listings

A measure of the number of homes available for sale at a given time.

By Price Range – All Properties



By Property Type



Year over Year

By Price Range	Single Family			Townhouse-Condo		
	6-2021	6-2022	Change	6-2021	6-2022	Change
\$99,999 and Below	5	8	+60.0%	0	0	--
\$100,000 to \$199,999	11	9	-18.2%	1	0	-100.0%
\$200,000 to \$299,999	7	4	-42.9%	11	7	-36.4%
\$300,000 to \$399,999	19	20	+5.3%	17	11	-35.3%
\$400,000 to \$499,999	39	36	-7.7%	25	16	-36.0%
\$500,000 to \$699,999	74	122	+64.9%	9	15	+66.7%
\$700,000 to \$999,999	42	78	+85.7%	10	9	-10.0%
\$1,000,000 to \$1,999,999	26	58	+123.1%	3	3	0.0%
\$2,000,000 and Above	8	12	+50.0%	0	0	--
All Price Ranges	231	347	+50.2%	76	61	-19.7%

Compared to Prior Month

By Price Range	Single Family			Townhouse-Condo		
	5-2022	6-2022	Change	5-2022	6-2022	Change
\$99,999 and Below	8	8	0.0%	0	0	--
\$100,000 to \$199,999	9	9	0.0%	0	0	--
\$200,000 to \$299,999	4	4	0.0%	3	7	+133.3%
\$300,000 to \$399,999	14	20	+42.9%	8	11	+37.5%
\$400,000 to \$499,999	29	36	+24.1%	18	16	-11.1%
\$500,000 to \$699,999	71	122	+71.8%	22	15	-31.8%
\$700,000 to \$999,999	50	78	+56.0%	7	9	+28.6%
\$1,000,000 to \$1,999,999	36	58	+61.1%	2	3	+50.0%
\$2,000,000 and Above	13	12	-7.7%	0	0	--
All Price Ranges	234	347	+48.3%	60	61	+1.7%

Year to Date

By Price Range	Single Family			Townhouse-Condo		
	6-2021	6-2022	Change	6-2021	6-2022	Change
\$99,999 and Below	0	0	--	0	0	--
\$100,000 to \$199,999	0	0	--	0	0	--
\$200,000 to \$299,999	0	0	--	0	0	--
\$300,000 to \$399,999	0	0	--	0	0	--
\$400,000 to \$499,999	0	0	--	0	0	--
\$500,000 to \$699,999	0	0	--	0	0	--
\$700,000 to \$999,999	0	0	--	0	0	--
\$1,000,000 to \$1,999,999	0	0	--	0	0	--
\$2,000,000 and Above	0	0	--	0	0	--
All Price Ranges	0	0	--	0	0	--

There are no year-to-date figures for inventory because it is simply a snapshot frozen in time at the end of each month. It does not add up over a period of months.

Glossary of Terms

A research tool provided by the Colorado Association of REALTORS®



New Listings	A measure of how much new supply is coming onto the market from sellers (e.g., Q3 New Listings are those listings with a system list date from July 1 through September 30).
Pending Sales	A count of all the listings that went into Pending status during the reported period. Pending listings are counted at the end of the reported period. Each listing can only be counted one time. If a listing goes into Pending, out of Pending, then back into Pending all in one reported period, this listing would only be counted once. This is the most real-time measure possible for home buyer activity, as it measures signed contracts on sales rather than the actual closed sale. As such, it is called a "leading indicator" of buyer demand.
Under Contract Activity	A count of all listings Under Contract during the reported period. Listings that go Under Contract are counted each day. There is no maximum number of times a listing can be counted as Under Contract. For example, if a listing goes into Under Contract, out of Under Contract, then back into Under Contract all in one reported period, this listing would be counted twice.
Sold Listings	A measure of home sales that were closed to completion during the report period.
Median Sales Price	A measure of home values in a market area where 50% of activity was higher and 50% was lower than this price point.
Average Sales Price	A sum of all home sales prices divided by total number of sales.
Percent of List Price Received	A mathematical calculation of the percent difference from last list price and sold price for those listings sold in the reported period.
Days on Market Until Sale	A measure of how long it takes homes to sell, on average.
Housing Affordability Index	A measure of how affordable a region's housing is to its consumers. A higher number means greater affordability. The index is based on interest rates, median sales price and median income by county.
Active Listings	A measure of the number of homes available for sale at a given time. The availability of homes for sale has a big effect on supply-demand dynamics and home prices.
Months Supply of Inventory	A measure of how balanced the market is between buyers and sellers. It is expressed as the number of months it would hypothetically take to sell through all the available homes for sale, given current levels of home sales. A balanced market ranges from 4 to 7 months of supply. A buyer's market has a higher number, reflecting fewer buyers relative to homes for sale. A seller's market has a lower number, reflecting more buyers relative to homes for sale.

Local Market Update for June 2022

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Greeley

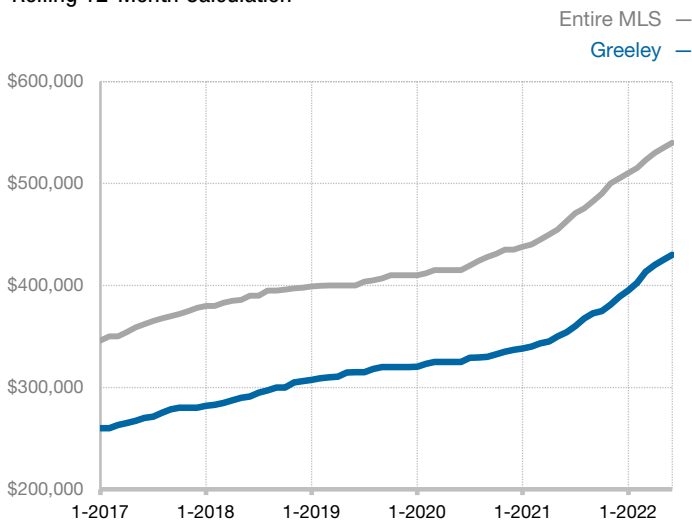
Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	212	207	- 2.4%	892	1,126	+ 26.2%
Closed Sales	163	187	+ 14.7%	762	965	+ 26.6%
Median Sales Price*	\$382,000	\$450,250	+ 17.9%	\$371,899	\$450,100	+ 21.0%
Average Sales Price*	\$441,088	\$466,693	+ 5.8%	\$397,535	\$457,439	+ 15.1%
Percent of List Price Received*	104.1%	102.0%	- 2.0%	102.4%	102.4%	0.0%
Days on Market Until Sale	32	42	+ 31.3%	38	47	+ 23.7%
Inventory of Homes for Sale	124	209	+ 68.5%	--	--	--
Months Supply of Inventory	0.8	1.3	+ 62.5%	--	--	--

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

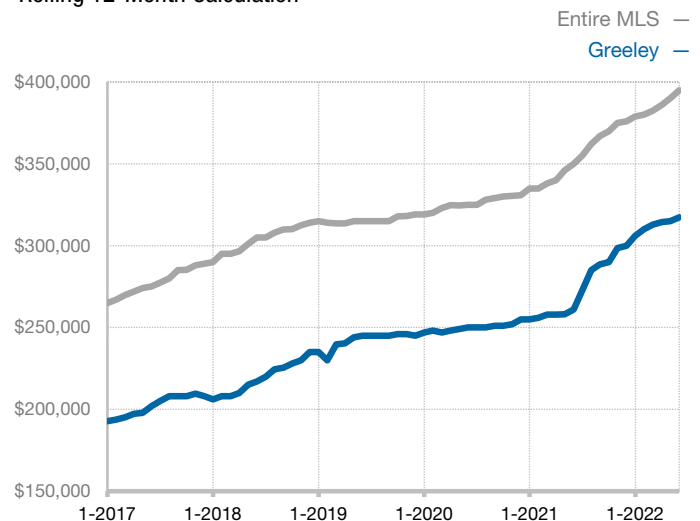
Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	36	42	+ 16.7%	220	171	- 22.3%
Closed Sales	34	32	- 5.9%	138	188	+ 36.2%
Median Sales Price*	\$291,500	\$330,000	+ 13.2%	\$285,000	\$323,567	+ 13.5%
Average Sales Price*	\$289,738	\$344,570	+ 18.9%	\$278,475	\$324,361	+ 16.5%
Percent of List Price Received*	102.1%	103.1%	+ 1.0%	100.7%	101.6%	+ 0.9%
Days on Market Until Sale	27	40	+ 48.1%	47	80	+ 70.2%
Inventory of Homes for Sale	31	29	- 6.5%	--	--	--
Months Supply of Inventory	1.2	0.9	- 25.0%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for June 2022

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Johnstown

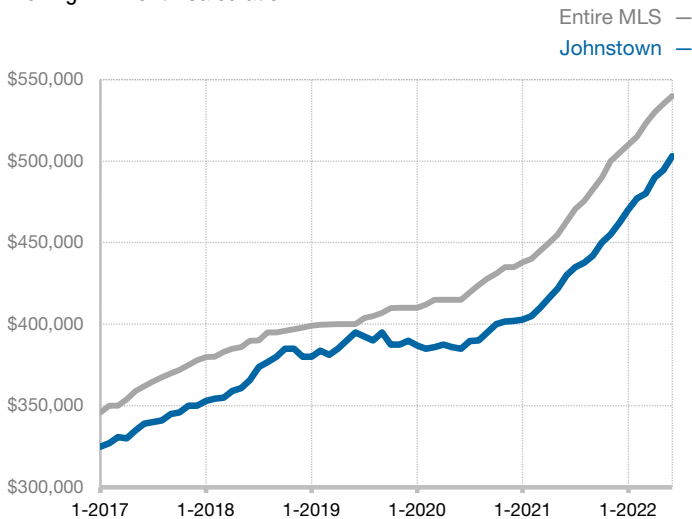
Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	59	85	+ 44.1%	269	414	+ 53.9%
Closed Sales	48	69	+ 43.8%	260	319	+ 22.7%
Median Sales Price*	\$479,900	\$551,000	+ 14.8%	\$445,000	\$520,000	+ 16.9%
Average Sales Price*	\$511,800	\$565,133	+ 10.4%	\$488,001	\$552,084	+ 13.1%
Percent of List Price Received*	104.7%	101.7%	- 2.9%	102.8%	102.5%	- 0.3%
Days on Market Until Sale	24	25	+ 4.2%	32	28	- 12.5%
Inventory of Homes for Sale	57	101	+ 77.2%	--	--	--
Months Supply of Inventory	1.1	2.0	+ 81.8%	--	--	--

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

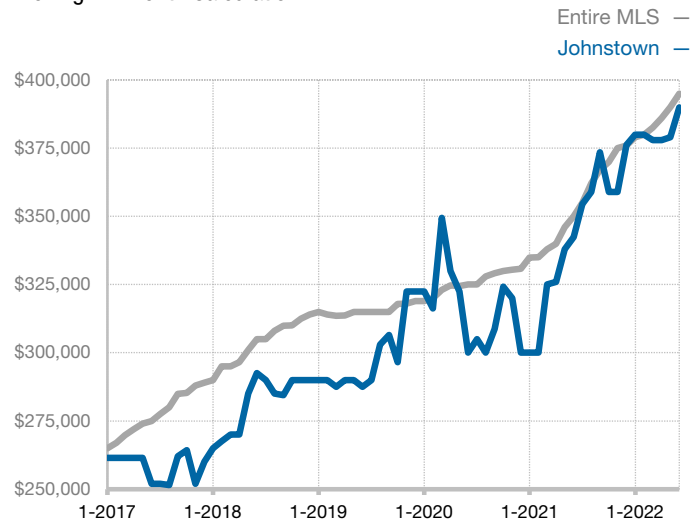
Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	2	4	+ 100.0%	14	8	- 42.9%
Closed Sales	2	0	- 100.0%	15	5	- 66.7%
Median Sales Price*	\$342,500	\$0	- 100.0%	\$359,000	\$400,000	+ 11.4%
Average Sales Price*	\$342,500	\$0	- 100.0%	\$366,160	\$395,980	+ 8.1%
Percent of List Price Received*	103.1%	0.0%	- 100.0%	102.8%	104.1%	+ 1.3%
Days on Market Until Sale	50	0	- 100.0%	46	15	- 67.4%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	1.0	--	--	--	--

* 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 – Townhouse-Condo
Rolling 12-Month Calculation



Local Market Update for June 2022

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Longmont

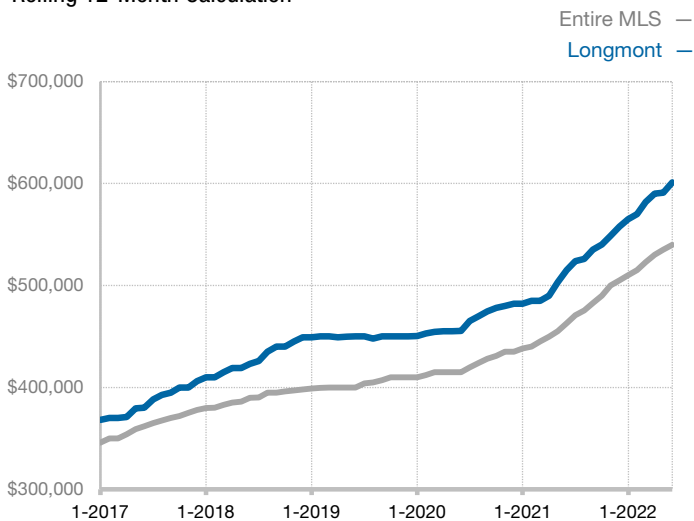
Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	223	202	- 9.4%	956	945	- 1.2%
Closed Sales	190	142	- 25.3%	838	687	- 18.0%
Median Sales Price*	\$570,000	\$661,000	+ 16.0%	\$549,500	\$637,500	+ 16.0%
Average Sales Price*	\$713,541	\$758,098	+ 6.2%	\$687,348	\$746,693	+ 8.6%
Percent of List Price Received*	106.2%	103.3%	- 2.7%	104.8%	105.8%	+ 1.0%
Days on Market Until Sale	27	23	- 14.8%	32	24	- 25.0%
Inventory of Homes for Sale	125	211	+ 68.8%	--	--	--
Months Supply of Inventory	0.7	1.6	+ 128.6%	--	--	--

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

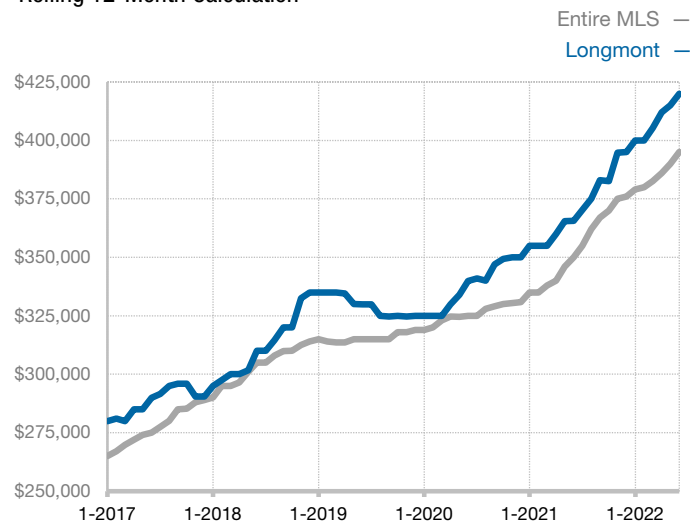
Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	43	81	+ 88.4%	221	257	+ 16.3%
Closed Sales	41	30	- 26.8%	199	157	- 21.1%
Median Sales Price*	\$365,000	\$430,000	+ 17.8%	\$390,000	\$459,000	+ 17.7%
Average Sales Price*	\$396,743	\$456,197	+ 15.0%	\$407,402	\$473,678	+ 16.3%
Percent of List Price Received*	104.7%	101.4%	- 3.2%	103.3%	105.2%	+ 1.8%
Days on Market Until Sale	25	21	- 16.0%	30	20	- 33.3%
Inventory of Homes for Sale	18	50	+ 177.8%	--	--	--
Months Supply of Inventory	0.5	1.6	+ 220.0%	--	--	--

* 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 – Townhouse-Condo
Rolling 12-Month Calculation



Local Market Update for June 2022

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Boulder

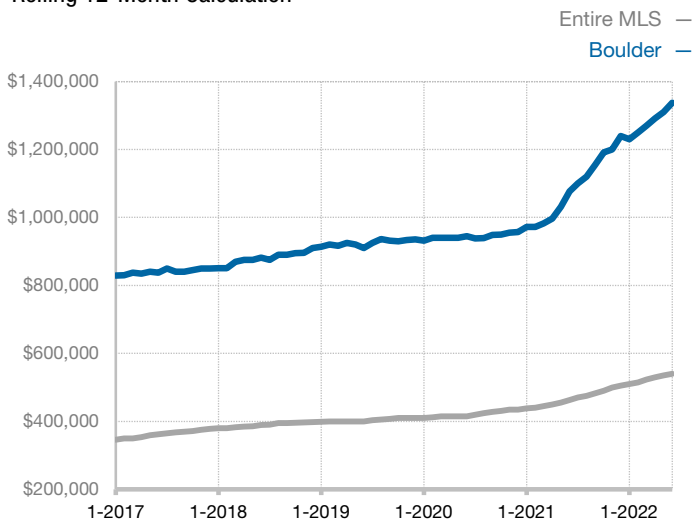
Single Family	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
Key Metrics						
New Listings	245	190	- 22.4%	944	816	- 13.6%
Closed Sales	178	119	- 33.1%	727	518	- 28.7%
Median Sales Price*	\$1,200,000	\$1,420,000	+ 18.3%	\$1,249,000	\$1,442,500	+ 15.5%
Average Sales Price*	\$1,412,534	\$1,668,713	+ 18.1%	\$1,511,085	\$1,701,974	+ 12.6%
Percent of List Price Received*	104.5%	102.5%	- 1.9%	102.6%	106.6%	+ 3.9%
Days on Market Until Sale	39	28	- 28.2%	52	35	- 32.7%
Inventory of Homes for Sale	201	204	+ 1.5%	--	--	--
Months Supply of Inventory	1.3	2.0	+ 53.8%	--	--	--

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

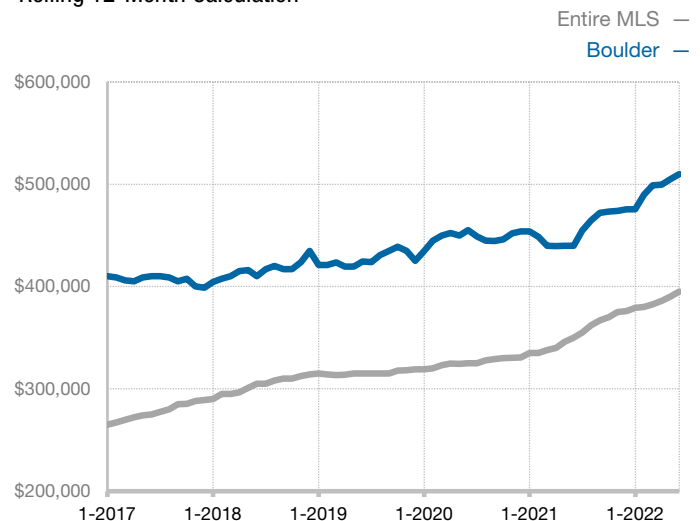
Townhouse/Condo	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
Key Metrics						
New Listings	130	121	- 6.9%	630	533	- 15.4%
Closed Sales	106	90	- 15.1%	577	408	- 29.3%
Median Sales Price*	\$500,000	\$576,000	+ 15.2%	\$465,000	\$544,936	+ 17.2%
Average Sales Price*	\$574,712	\$881,118	+ 53.3%	\$562,107	\$697,985	+ 24.2%
Percent of List Price Received*	101.5%	102.1%	+ 0.6%	100.5%	103.8%	+ 3.3%
Days on Market Until Sale	47	85	+ 80.9%	62	50	- 19.4%
Inventory of Homes for Sale	129	105	- 18.6%	--	--	--
Months Supply of Inventory	1.2	1.4	+ 16.7%	--	--	--

* 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



Local Market Update for June 2022

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Fort Collins

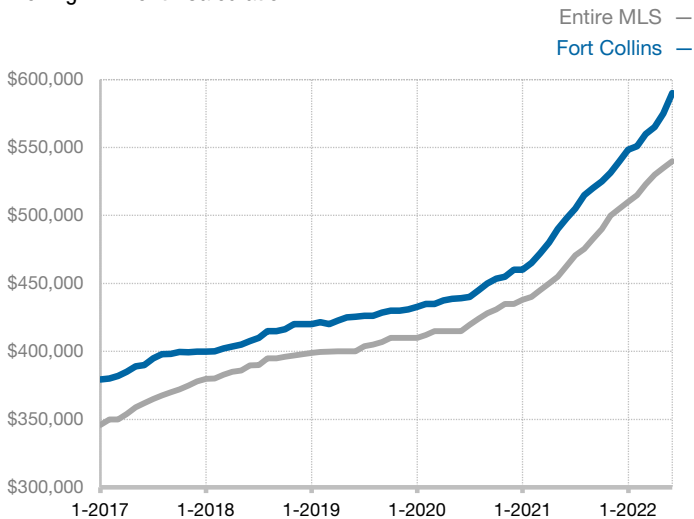
Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	390	402	+ 3.1%	1,715	1,688	- 1.6%
Closed Sales	331	307	- 7.3%	1,439	1,273	- 11.5%
Median Sales Price*	\$516,185	\$665,000	+ 28.8%	\$522,600	\$630,000	+ 20.6%
Average Sales Price*	\$585,036	\$737,289	+ 26.0%	\$585,786	\$706,175	+ 20.6%
Percent of List Price Received*	105.1%	103.6%	- 1.4%	103.1%	104.6%	+ 1.5%
Days on Market Until Sale	26	27	+ 3.8%	38	30	- 21.1%
Inventory of Homes for Sale	174	291	+ 67.2%	--	--	--
Months Supply of Inventory	0.6	1.2	+ 100.0%	--	--	--

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

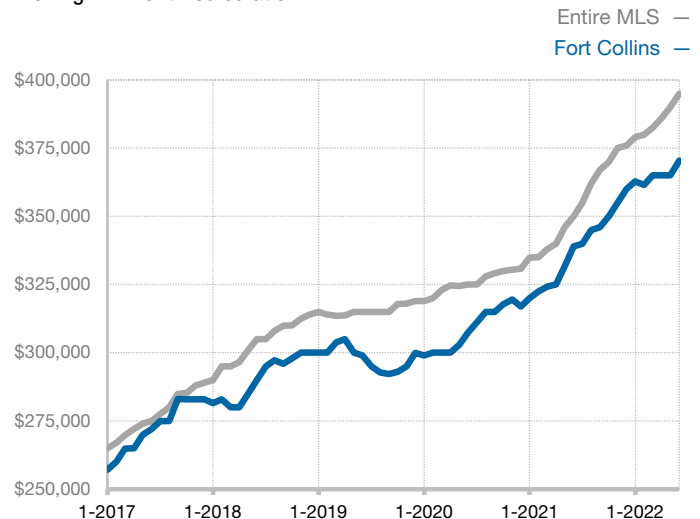
Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	136	99	- 27.2%	737	558	- 24.3%
Closed Sales	158	112	- 29.1%	706	487	- 31.0%
Median Sales Price*	\$360,000	\$410,000	+ 13.9%	\$362,115	\$397,777	+ 9.8%
Average Sales Price*	\$396,290	\$415,481	+ 4.8%	\$395,913	\$417,570	+ 5.5%
Percent of List Price Received*	102.7%	104.5%	+ 1.8%	101.4%	104.2%	+ 2.8%
Days on Market Until Sale	52	25	- 51.9%	54	29	- 46.3%
Inventory of Homes for Sale	94	54	- 42.6%	--	--	--
Months Supply of Inventory	0.8	0.6	- 25.0%	--	--	--

* 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 – Townhouse-Condo
Rolling 12-Month Calculation



Local Market Update for June 2022

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Loveland

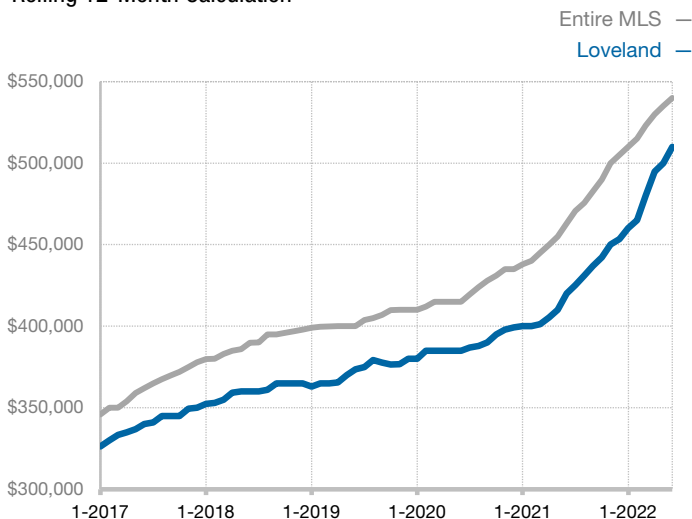
Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	256	258	+ 0.8%	1,234	1,191	- 3.5%
Closed Sales	241	208	- 13.7%	1,001	887	- 11.4%
Median Sales Price*	\$450,000	\$530,000	+ 17.8%	\$430,000	\$540,000	+ 25.6%
Average Sales Price*	\$524,219	\$589,709	+ 12.5%	\$493,199	\$595,647	+ 20.8%
Percent of List Price Received*	104.2%	102.9%	- 1.2%	103.1%	103.6%	+ 0.5%
Days on Market Until Sale	41	25	- 39.0%	43	28	- 34.9%
Inventory of Homes for Sale	133	224	+ 68.4%	--	--	--
Months Supply of Inventory	0.7	1.3	+ 85.7%	--	--	--

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

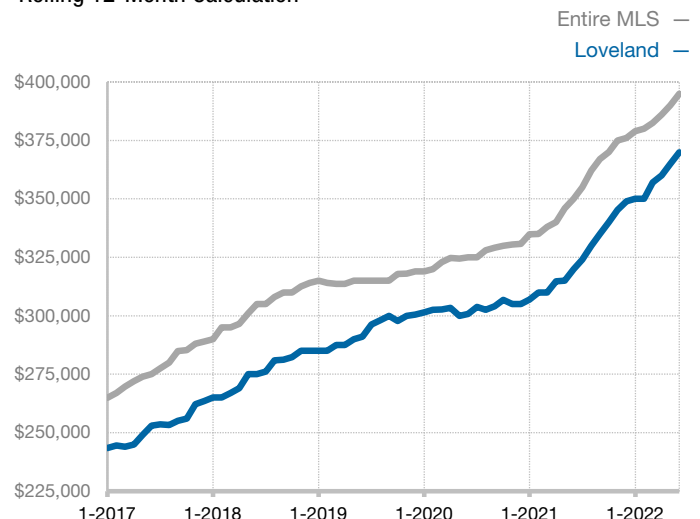
Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	73	44	- 39.7%	297	196	- 34.0%
Closed Sales	55	50	- 9.1%	218	204	- 6.4%
Median Sales Price*	\$356,025	\$385,000	+ 8.1%	\$343,000	\$395,000	+ 15.2%
Average Sales Price*	\$353,006	\$399,896	+ 13.3%	\$352,055	\$402,656	+ 14.4%
Percent of List Price Received*	103.0%	104.5%	+ 1.5%	102.8%	105.0%	+ 2.1%
Days on Market Until Sale	150	135	- 10.0%	81	120	+ 48.1%
Inventory of Homes for Sale	32	25	- 21.9%	--	--	--
Months Supply of Inventory	0.8	0.6	- 25.0%	--	--	--

* 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 – Townhouse-Condo
Rolling 12-Month Calculation



Local Market Update for June 2022

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Wellington

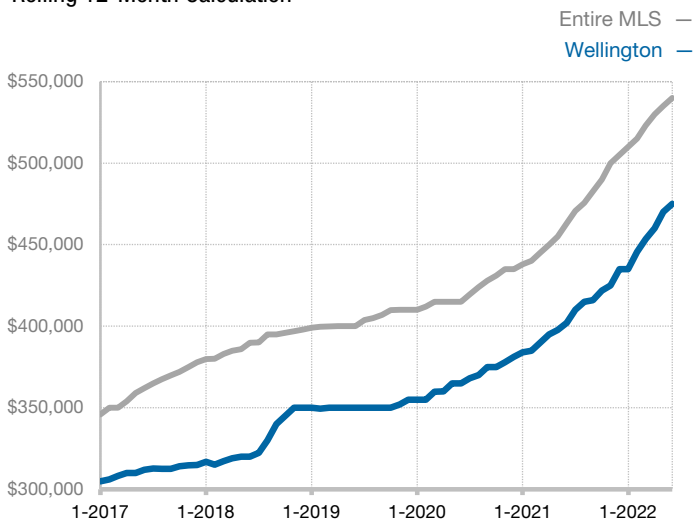
Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	48	51	+ 6.3%	253	237	- 6.3%
Closed Sales	38	32	- 15.8%	254	196	- 22.8%
Median Sales Price*	\$445,480	\$550,000	+ 23.5%	\$418,000	\$498,500	+ 19.3%
Average Sales Price*	\$494,381	\$553,426	+ 11.9%	\$450,281	\$534,211	+ 18.6%
Percent of List Price Received*	101.5%	103.1%	+ 1.6%	102.0%	103.4%	+ 1.4%
Days on Market Until Sale	79	39	- 50.6%	65	44	- 32.3%
Inventory of Homes for Sale	38	52	+ 36.8%	--	--	--
Months Supply of Inventory	0.8	1.4	+ 75.0%	--	--	--

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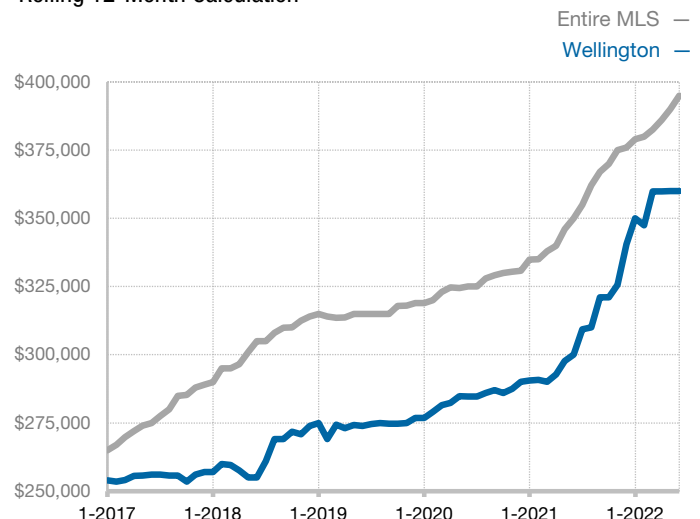
Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	9	8	- 11.1%	39	32	- 17.9%
Closed Sales	6	9	+ 50.0%	35	18	- 48.6%
Median Sales Price*	\$330,500	\$385,000	+ 16.5%	\$310,000	\$380,000	+ 22.6%
Average Sales Price*	\$333,500	\$370,349	+ 11.0%	\$314,602	\$367,586	+ 16.8%
Percent of List Price Received*	103.9%	102.1%	- 1.7%	101.8%	102.6%	+ 0.8%
Days on Market Until Sale	14	28	+ 100.0%	57	27	- 52.6%
Inventory of Homes for Sale	9	4	- 55.6%	--	--	--
Months Supply of Inventory	1.3	0.7	- 46.2%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
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Local Market Update for June 2022

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Windsor

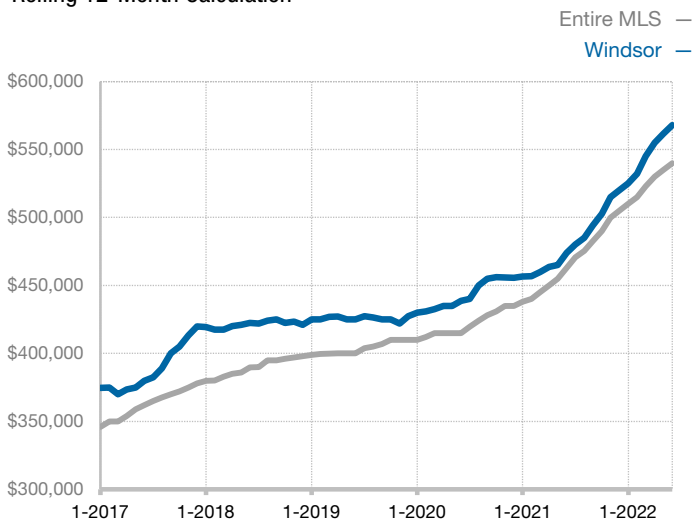
Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	166	151	- 9.0%	1,071	763	- 28.8%
Closed Sales	187	107	- 42.8%	879	616	- 29.9%
Median Sales Price*	\$545,000	\$630,000	+ 15.6%	\$490,933	\$600,000	+ 22.2%
Average Sales Price*	\$616,626	\$731,209	+ 18.6%	\$561,796	\$664,938	+ 18.4%
Percent of List Price Received*	102.4%	102.3%	- 0.1%	101.7%	102.1%	+ 0.4%
Days on Market Until Sale	47	61	+ 29.8%	59	52	- 11.9%
Inventory of Homes for Sale	178	158	- 11.2%	--	--	--
Months Supply of Inventory	1.2	1.4	+ 16.7%	--	--	--

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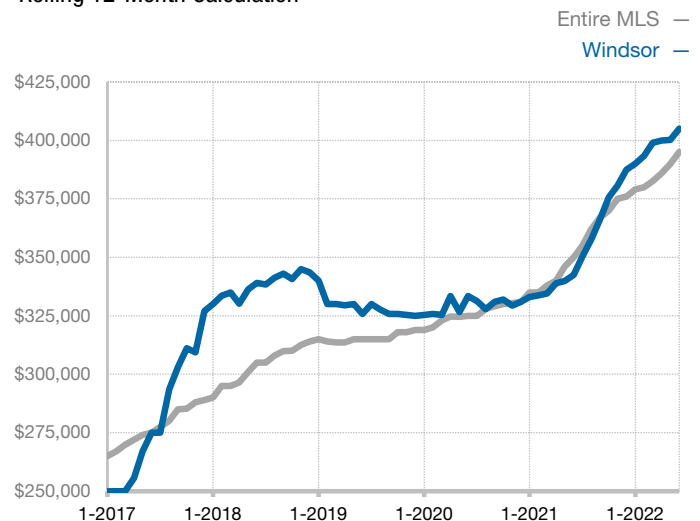
Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	14	16	+ 14.3%	138	78	- 43.5%
Closed Sales	20	20	0.0%	102	75	- 26.5%
Median Sales Price*	\$363,000	\$434,500	+ 19.7%	\$375,750	\$430,000	+ 14.4%
Average Sales Price*	\$367,415	\$441,010	+ 20.0%	\$375,764	\$442,406	+ 17.7%
Percent of List Price Received*	100.8%	104.8%	+ 4.0%	100.9%	103.3%	+ 2.4%
Days on Market Until Sale	71	249	+ 250.7%	105	136	+ 29.5%
Inventory of Homes for Sale	19	15	- 21.1%	--	--	--
Months Supply of Inventory	1.0	1.1	+ 10.0%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
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Local Market Update for June 2022

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Berthoud

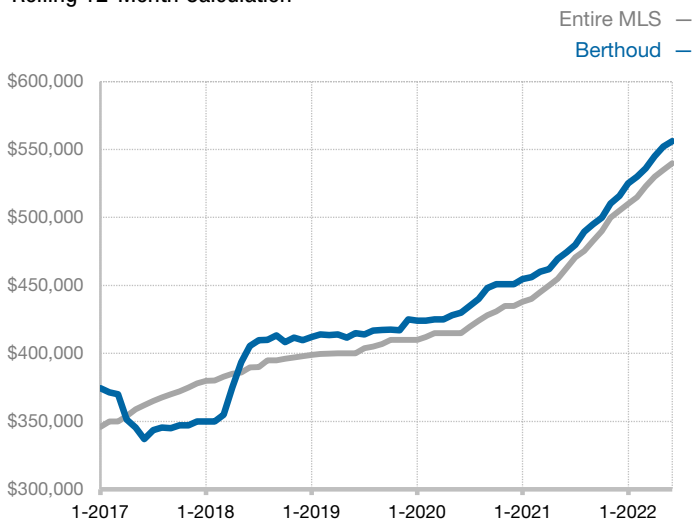
Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	67	82	+ 22.4%	346	324	- 6.4%
Closed Sales	53	59	+ 11.3%	334	277	- 17.1%
Median Sales Price*	\$527,740	\$600,000	+ 13.7%	\$499,950	\$593,000	+ 18.6%
Average Sales Price*	\$587,740	\$696,492	+ 18.5%	\$584,778	\$685,614	+ 17.2%
Percent of List Price Received*	102.8%	102.8%	0.0%	101.6%	103.1%	+ 1.5%
Days on Market Until Sale	74	56	- 24.3%	72	72	0.0%
Inventory of Homes for Sale	72	82	+ 13.9%	--	--	--
Months Supply of Inventory	1.0	1.6	+ 60.0%	--	--	--

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Key Metrics	June			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 06-2021	Thru 06-2022	Percent Change from Previous Year
New Listings	14	7	- 50.0%	54	32	- 40.7%
Closed Sales	9	8	- 11.1%	30	40	+ 33.3%
Median Sales Price*	\$383,000	\$668,413	+ 74.5%	\$451,380	\$442,300	- 2.0%
Average Sales Price*	\$470,467	\$618,837	+ 31.5%	\$469,016	\$494,377	+ 5.4%
Percent of List Price Received*	101.6%	109.9%	+ 8.2%	102.4%	104.3%	+ 1.9%
Days on Market Until Sale	93	214	+ 130.1%	119	214	+ 79.8%
Inventory of Homes for Sale	10	3	- 70.0%	--	--	--
Months Supply of Inventory	1.1	0.5	- 54.5%	--	--	--

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Median Sales Price – Townhouse-Condo
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