

AUGUST

		Active Listings						Average Asking Price						Number Sold			Absorption Rate *			Average Selling Price			Days on Market		
Mountain Single Family																									
Mountain Clear Creek County	MCC	123	122	-0.81%	\$417,068	\$355,394	-14.79%	13	7	-46.15%	9.5	17.4	84.20%	\$218,554	\$155,943	-28.65%	65	212	226.15%						
Mountain Conifer Pine	MCP	332	354	6.63%	586,959	546,630	-6.87%	27	16	-40.74%	12.3	22.1	79.93%	349,163	298,769	-14.43%	99	266	168.69%						
Mountain Evergreen North	MEN	250	288	15.20%	857,549	905,162	5.55%	39	17	-56.41%	6.4	16.9	164.28%	522,568	602,570	15.31%	107	107	0.00%						
Mountain Evergreen South	MES	142	163	14.79%	530,480	544,240	2.59%	24	10	-58.33%	5.9	16.3	175.49%	462,790	597,625	29.14%	81	138	70.37%						
Mountain Gilpin County	MGC	144	150	4.17%	352,720	349,871	-0.81%	10	5	-50.00%	14.4	30.0	108.33%	239,900	285,500	19.01%	227	84	-63.00%						
Mountain Jefferson County Central	MJC	158	158	0.00%	827,737	911,752	10.15%	14	12	-14.29%	11.3	13.2	16.67%	529,707	529,373	-0.06%	48	107	122.92%						
Mountain Jefferson County North	MJN	72	63	-12.50%	760,609	916,831	20.54%	6	5	-16.67%	12.0	-	-	382,333	179,780	-52.98%	60	67	11.67%						
Mountain Jefferson County South	MJS	12	8	-33.33%	373,069	415,743	11.44%	-	-	-	-	-	-	-	-	-	-	-	-	-					
Mountain Park County East	MPE	257	267	3.89%	327,921	304,418	-7.17%	25	19	-24.00%	10.3	14.1	36.70%	235,415	245,700	4.37%	100	219	119.00%						
Totals		1490	1573	5.57%	\$559,346	\$583,338	4.29%	158	91	-42.41%	9.4	17.3	83.30%	\$367,554	\$361,908	-1.54%	98	150	52.48%						

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Condo/Townhouse																									
Mountain Clear Creek County	MCC	17	32	88.24%	\$125,459	\$130,647	4.14%	4	2	-50.00%	4.3	16.0	-	\$ 171,950	\$101,950	-40.71%	34	108	217.65%						
Mountain Conifer Pine	MCP	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-						
Mountain Evergreen North	MEN	30	34	13.33%	356,517	336,103	-5.73%	3	1	-66.67%	10.0	34.0	240.00%	268,333	325,000	21.12%	138	113	-18.12%						
Mountain Evergreen South	MES	9	8	-11.11%	200,089	197,463	-1.31%	-	1	-	-	-	-	-	174,900	-	-	-	5	-					
Mountain Gilpin County	MGC	7	2	-71.43%	271,829	246,250	-9.41%	1	-	-	-	-	-	255,000	-	-	-	-	-						
Mountain Jefferson County Central	MJC	13	10	-23.08%	287,438	378,510	31.68%	6	1	-83.33%	2.2	10.0	361.54%	327,983	210,000	-35.97%	82	164	100.00%						
Mountain Jefferson County North	MJN	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-						
Mountain Jefferson County South	MJS	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-						
Mountain Park County East	MPE	8	6	-25.00%	127,100	144,000	13.30%	-	-	-	-	-	-	-	-	-	-	-	-						
Totals		84	92	9.52%	\$228,072	\$238,829	4.72%	14	5	-64.29%	6.0	18.4	206.67%	\$255,817	\$202,963	-20.66%	100	98	-2.26%						

* Based on the assumption that sales stayed the same and no more listings came on the market, it would take this number of months for the existing inventory to be completely sold.

This report and brief analysis of home sales in Jefferson County is provided by the Jefferson County Association of REALTORS.