

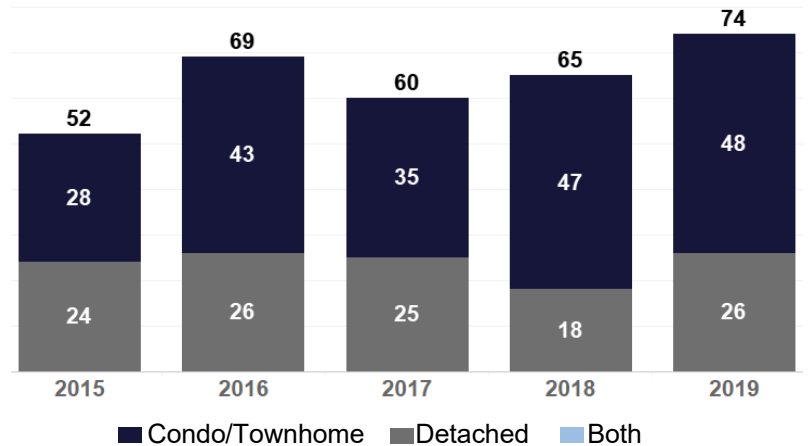


+14%

HOME SALES

In Routt County, 74 homes sold in April, a year-over-year increase of 14% and an increase of 57% compared to last month.

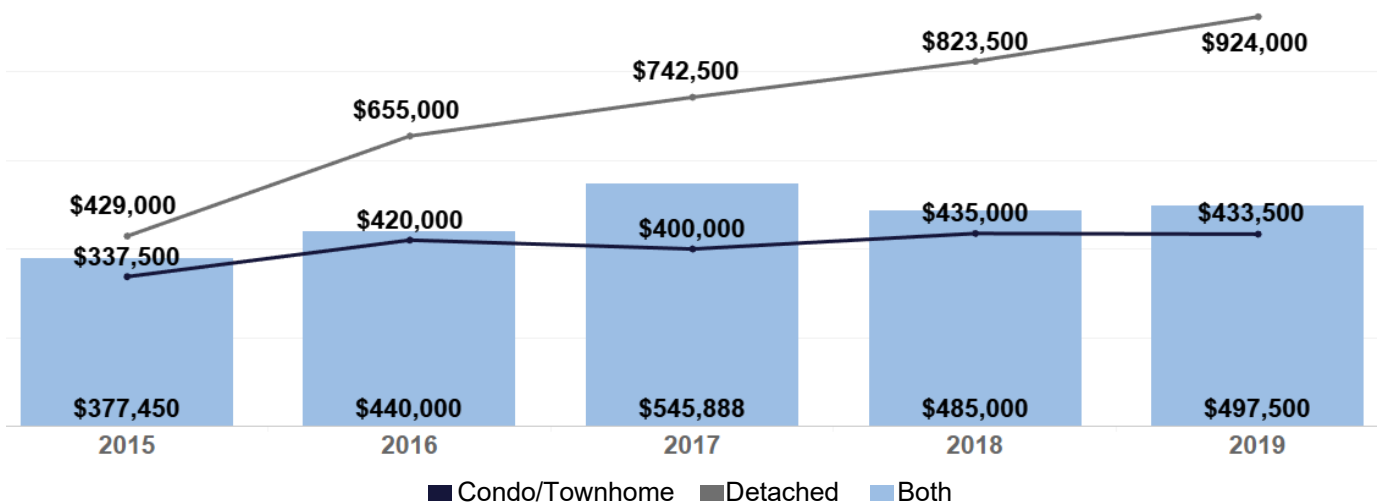
Of the homes sold in April, 26 were single-family detached, while 48 were condos/townhomes. Sales of detached homes was up 44% year over year and sales of condos/townhomes was up 2% compared to April 2018.



+3%

MEDIAN PRICES

The median price of a single-family home (attached + detached) was \$497,500 in April, a year-over-year increase of 3% and 4% higher than last month. Year over year, the price of detached homes increased 12% while prices of condos/townhomes decreased just slightly, by 0.3%.

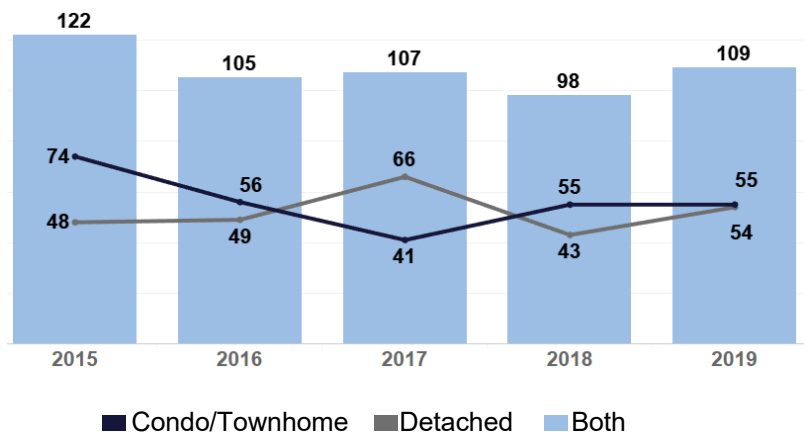


+11%

NEW LISTINGS

In April, 109 new listings of homes for sale hit the Routt County market, 11% more than April 2018 and 58% more than last month.

At the end of April, there were 361 active listings of homes for sale, 1% less than last month. At this time, there is 5 months of inventory in Routt County, three months less than in March.



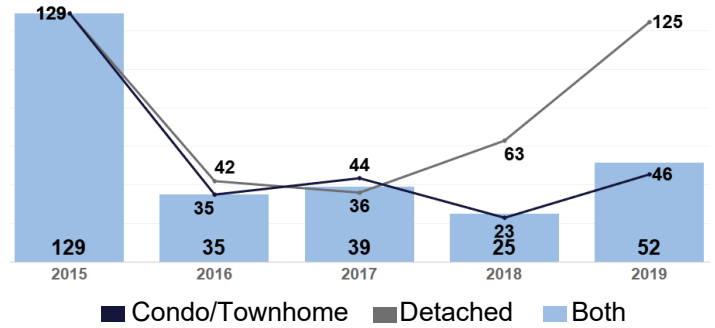


+27
Days

MEDIAN DAYS ON MARKET

The majority of homes in Routt County are selling in just over 7 weeks. In April, Routt County homes sold in a median of 52 days, 9 days fewer than last month and 27 days more than last year at this time.

On average, homes spent 127 days on the market in April, 32 days more than last year at this time.

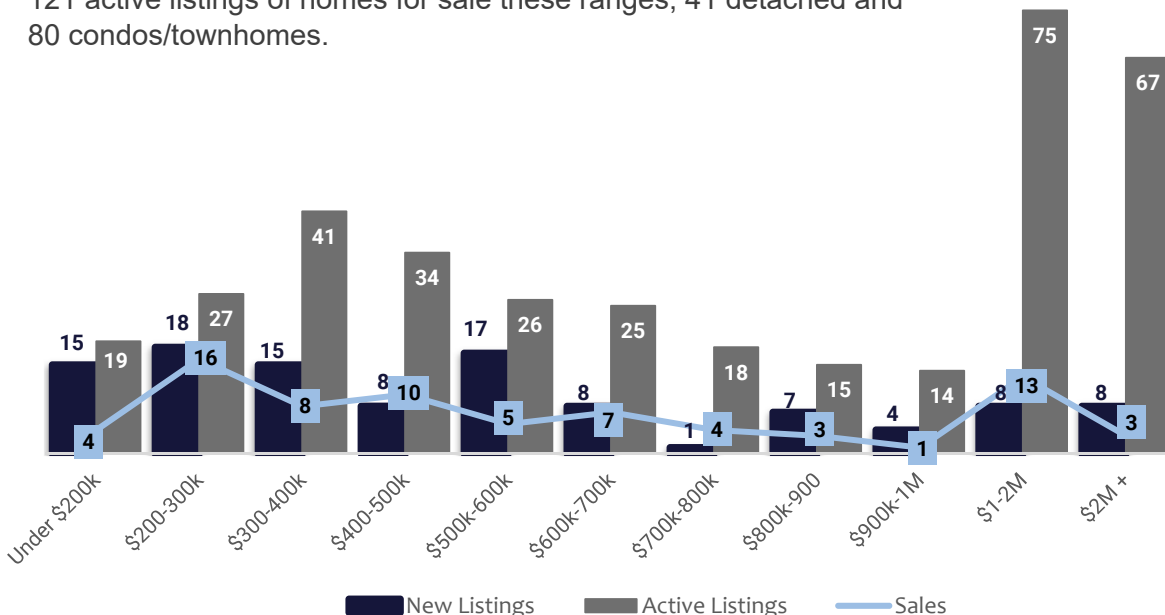


361 Active Listings	\$697,124 Average Sold Price	74 Listings Sold	52 Median Days on Market
109 New Listings	\$497,500 Median Sold Price	77 Listings Under Contract	5 Months of Inventory

ROUTT COUNTY HOUSING MARKET BY PRICE RANGE

April ended with 361 active listings of homes for sale in Routt County. Of those, 142 or 39% fell in the \$1M and above price ranges. Of all price ranges, the \$1-2M had the most active homes for sale at 75; 24 attached and 51 detached. Sales of homes priced in the \$1-2M range were up 160% year over year, comprised 18% of all sales in April, and sold in a median of 225 days. In April, 8 new listings of homes for sale came on the market priced \$1-2M, down 11% from last year at this time.

In April, 38 or 51% of all homes sold were in the \$500,00 and under price ranges. Of the homes that sold, 31 were condos/townhomes, while 7 were single-family detached. The homes that sold in this range in April spent a median of 45 days on the market. Sales of homes priced at \$500,000 and below were up 15% as compared to last year at this time. At the end of April, there were 121 active listings of homes for sale these ranges; 41 detached and 80 condos/townhomes.



Median Days on Market by Price Range	
Under \$200k	97
\$200-300k	93
\$300-400k	36
\$400-500k	29
\$500-600k	73
\$600-700k	11
\$700-800k	31
\$800-900k	42
\$900-1M	6
\$1-2M	225
\$2M+	632