



Inventory 135 -11% from Aug 2016: 152 Current Avg. Asking Price: \$1,075,781	Avg Sales Price/SF \$381 10% from Aug 2016: \$345 Current Avg. Asking Price/SF: \$1,067,518	Sales Last 12 Mo 144 4% from Aug 2016: 138 Average Sold Price: \$642,621 Median Sold Price: \$507,000
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all basalt property

(under \$7.5M)

	listed	pending	last 12 mo	change	prev 12 mo	closed		2016	2015	2014	2013
	at 08/31/2017	at 08/31/2017				2017 YTD	2016 YTD				
Number	135	28	144	4%	138	84	88	148	147	113	89
Dollar Volume	\$159,167,479	\$29,890,500	\$99,998,424	8%	\$92,615,486	\$53,980,128	\$58,580,389	\$104,598,685	\$98,513,792	\$78,822,805	\$51,003,912
Avg Price/SF	\$461	\$545	\$381	10%	\$345	\$368	\$344	\$367	\$321	\$304	\$286
Avg Price Paid			\$694,433	3%	\$671,127	\$642,621	\$665,686	\$706,748	\$670,162	\$614,330	\$573,078
Lowest Selling Price			\$55,000	41%	\$39,000	\$55,000	\$39,000	\$39,000	\$168,000	\$56,000	\$31,000
Highest Selling Price			\$4,000,000	10%	\$3,640,000	\$4,000,000	\$3,640,000	\$3,640,000	\$3,950,000	\$2,800,000	\$3,925,000
Avg Asking Price	\$1,075,781	\$1,067,518	\$734,308	2%	\$716,547	\$674,686	\$701,105	\$748,405	\$715,699	\$651,140	\$627,916
Lowest Asking Price	\$79,000	\$210,000	\$58,000	49%	\$39,000	\$58,000	\$39,000	\$39,000	\$173,000	\$58,000	\$37,500
Highest Asking Price	\$6,950,000	\$5,495,000	\$4,495,000	-17%	\$5,395,000	\$4,495,000	\$3,640,000	\$3,640,000	\$5,395,000	\$3,495,000	\$4,895,000
Avg Ask/Sold Discount			4.4%	-0.10	4.5%	4.2%	4.8%	4.7%	4.0%	4.4%	5.8%
Avg Days on Market	246	186	223	4%	214	206	226	235	218	206	248

current basalt general activity report



excludes luxury properties
due to distortion of averages

condominiums/townhomes

	listed		closed			closed					
	at 08/31/2017	at 08/31/2017	last 12 mo	change	prev 12 mo	2017 YTD	2016 YTD	2016	2015	2014	2013
Number	44	18	76	-3%	78	39	48	85	85	55	39
Dollar Volume	\$29,099,180	\$10,266,500	\$40,530,069	3%	\$39,515,647	\$20,369,828	\$24,592,050	\$44,752,291	\$38,827,112	\$25,153,615	\$14,423,785
AVG Price per SQ FT	\$440	\$451	\$397	17%	\$340	\$379	\$332	\$369	\$314	\$304	\$258
Avg Price Paid			\$533,290	5%	\$506,611	\$522,303	\$512,334	\$526,498	\$456,790	\$457,338	\$369,841
<i>Lowest Selling Price</i>			\$215,000	16%	\$186,001	\$242,000	\$200,000	\$200,000	\$186,001	\$187,000	\$137,000
<i>Highest Selling Price</i>			\$1,580,938	47%	\$1,075,000	\$1,100,000	\$1,075,000	\$1,580,938	\$888,266	\$1,750,000	\$1,270,000
Avg Asking Price	\$661,345	\$570,361	\$544,275	5%	\$520,335	\$535,530	\$528,236	\$539,230	\$467,649	\$467,983	\$383,349
<i>Lowest Asking Price</i>	\$249,000	\$328,000	\$215,000	23%	\$175,000	\$242,000	\$280,000	\$215,000	\$175,000	\$184,900	\$149,500
<i>Highest Asking Price</i>	\$1,599,000	\$1,141,000	\$1,699,000	48%	\$1,150,000	\$1,295,000	\$1,150,000	\$1,699,000	\$876,600	\$1,750,000	\$1,295,000
Avg Ask/Sold Discount			1.9%	-1.06	2.9%	2.1%	3.3%	2.6%	2.6%	2.5%	3.6%
Avg Days on Market	200	154	180	-9%	197	146	198	205	192	149	204

single family homes

	listed		closed			closed					
	at 08/31/2017	at 08/31/2017	last 12 mo	change	prev 12 mo	2017 YTD	2016 YTD	2016	2015	2014	2013
Number	67	9	53	8%	49	32	31	52	56	50	39
Dollar Volume	\$102,337,400	\$19,414,000	\$55,945,355	13%	\$49,320,839	\$30,507,300	\$32,316,339	\$57,754,394	\$56,751,680	\$42,676,900	\$34,004,827
AVG Price per SQ FT	\$475	\$734	\$359	1%	\$355	\$355	\$363	\$363	\$331	\$304	\$314
Avg Price Paid			\$1,055,573	5%	\$1,006,548	\$953,353	\$1,042,463	\$1,110,661	\$1,013,423	\$853,538	\$871,919
<i>Lowest Selling Price</i>			\$179,000	-55%	\$395,000	\$179,000	\$425,000	\$385,000	\$320,000	\$360,000	\$210,000
<i>Highest Selling Price</i>			\$4,000,000	10%	\$3,640,000	\$4,000,000	\$3,640,000	\$3,640,000	\$3,950,000	\$2,800,000	\$3,925,000
Avg Asking Price	\$1,527,424	\$2,157,111	\$1,141,462	4%	\$1,097,480	\$1,012,656	\$1,111,968	\$1,203,144	\$1,105,348	\$922,546	\$972,010
<i>Lowest Asking Price</i>	\$519,500	\$485,000	\$179,000	-55%	\$395,000	\$179,000	\$450,000	\$389,000	\$334,000	\$394,500	\$214,900
<i>Highest Asking Price</i>	\$6,950,000	\$5,495,000	\$4,495,000	-17%	\$5,395,000	\$4,495,000	\$3,640,000	\$3,640,000	\$5,395,000	\$3,495,000	\$4,895,000
Avg Ask/Sold Discount			6.1%	0.66	5.5%	4.3%	5.6%	6.9%	5.5%	5.9%	6.2%
Avg Days on Market	192	225	234	23%	190	210	206	232	224	239	292

single family lots

	listed		closed			closed					
	at 08/31/2017	at 08/31/2017	last 12 mo	change	prev 12 mo	2017 YTD	2016 YTD	2016	2015	2014	2013
Number	29	1	15	36%	11	13	9	11	6	12	11
Dollar Volume	\$27,730,899	\$210,000	\$3,523,000	-7%	\$3,779,000	\$3,103,000	\$1,672,000	\$2,092,000	\$2,935,000	\$10,992,290	\$2,575,300
Avg Price Paid			\$234,867	-32%	\$343,545	\$238,692	\$185,778	\$190,182	\$489,167	\$916,024	\$234,118
<i>Lowest Selling Price</i>			\$55,000	41%	\$39,000	\$55,000	\$39,000	\$39,000	\$168,000	\$56,000	\$31,000
<i>Highest Selling Price</i>			\$900,000	-53%	\$1,925,000	\$900,000	\$344,000	\$344,000	\$1,925,000	\$5,900,000	\$690,000
Avg Asking Price	\$956,238	\$210,000	\$258,533	-37%	\$410,991	\$260,231	\$207,878	\$215,082	\$593,000	\$1,044,708	\$275,045
<i>Lowest Asking Price</i>	\$79,000	\$210,000	\$58,000	49%	\$39,000	\$58,000	\$39,000	\$39,000	\$173,000	\$58,000	\$37,500
<i>Highest Asking Price</i>	\$5,999,999	\$210,000	\$900,000	-63%	\$2,450,000	\$900,000	\$349,000	\$349,000	\$2,450,000	\$6,750,000	\$895,000
Avg Ask/Sold Discount			10.9%	-0.06	11.0%	10.3%	10.0%	10.9%	10.7%	8.8%	12.3%
Avg Days on Market	506	408	404	-8%	441	374	445	473	523	354	246