

Local Market Update for April 2019

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

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Mesa County

Contact the Grand Junction Area REALTOR® Association for more detailed local statistics or to find a REALTOR® in the area.

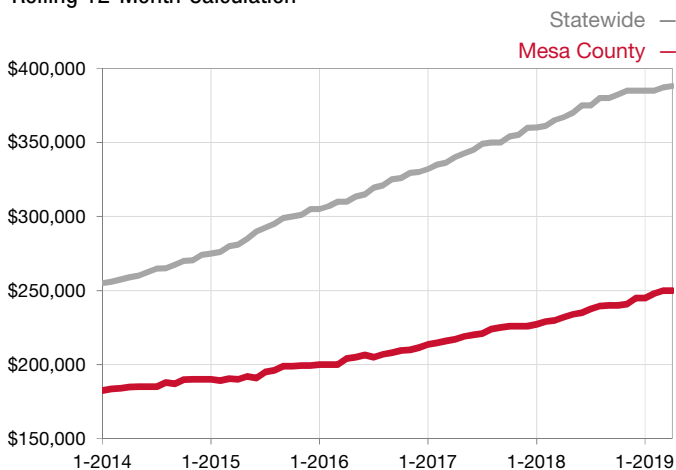
Single Family	April			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 04-2018	Thru 04-2019	Percent Change from Previous Year
Key Metrics						
New Listings	444	457	+ 2.9%	1,506	1,402	- 6.9%
Sold Listings	325	279	- 14.2%	1,044	933	- 10.6%
Median Sales Price*	\$250,000	\$250,000	0.0%	\$240,000	\$255,500	+ 6.5%
Average Sales Price*	\$279,035	\$285,100	+ 2.2%	\$271,170	\$288,170	+ 6.3%
Percent of List Price Received*	98.8%	98.9%	+ 0.1%	98.5%	98.4%	- 0.1%
Days on Market Until Sale	86	87	+ 1.2%	89	92	+ 3.4%
Inventory of Homes for Sale	689	658	- 4.5%	--	--	--
Months Supply of Inventory	2.3	2.3	0.0%	--	--	--

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

Townhouse-Condo	April			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 04-2018	Thru 04-2019	Percent Change from Previous Year
Key Metrics						
New Listings	63	36	- 42.9%	198	152	- 23.2%
Sold Listings	37	31	- 16.2%	130	117	- 10.0%
Median Sales Price*	\$184,500	\$203,500	+ 10.3%	\$174,150	\$189,900	+ 9.0%
Average Sales Price*	\$194,645	\$199,253	+ 2.4%	\$188,501	\$198,772	+ 5.4%
Percent of List Price Received*	99.7%	98.2%	- 1.5%	99.4%	98.6%	- 0.8%
Days on Market Until Sale	106	110	+ 3.8%	102	107	+ 4.9%
Inventory of Homes for Sale	64	57	- 10.9%	--	--	--
Months Supply of Inventory	1.8	1.6	- 11.1%	--	--	--

* 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

