

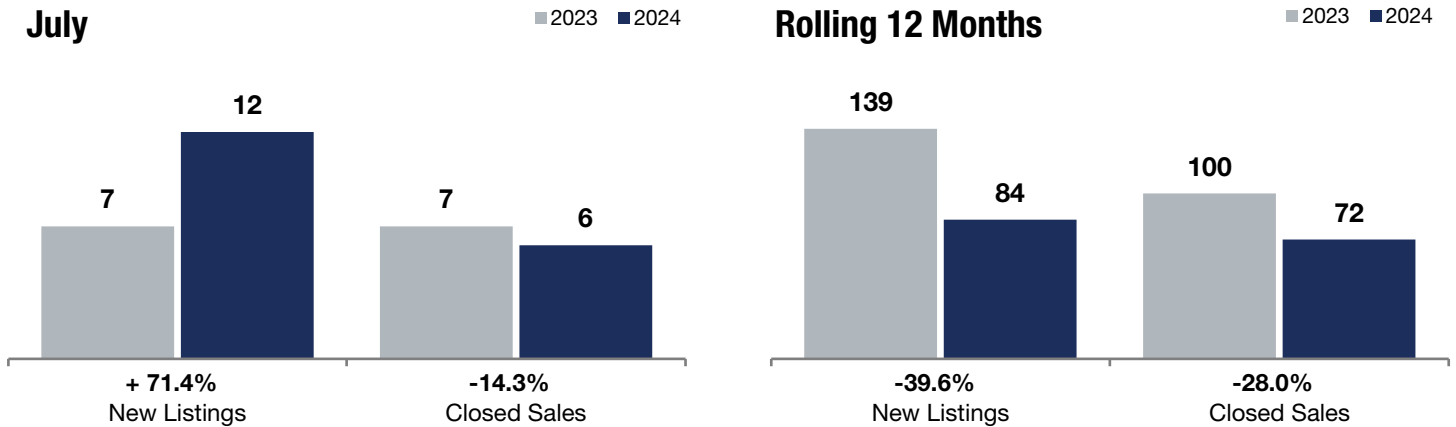
**+ 71.4%**      **- 14.3%**      **+ 15.5%**

Change in **New Listings**      Change in **Closed Sales**      Change in **Median Sales Price**

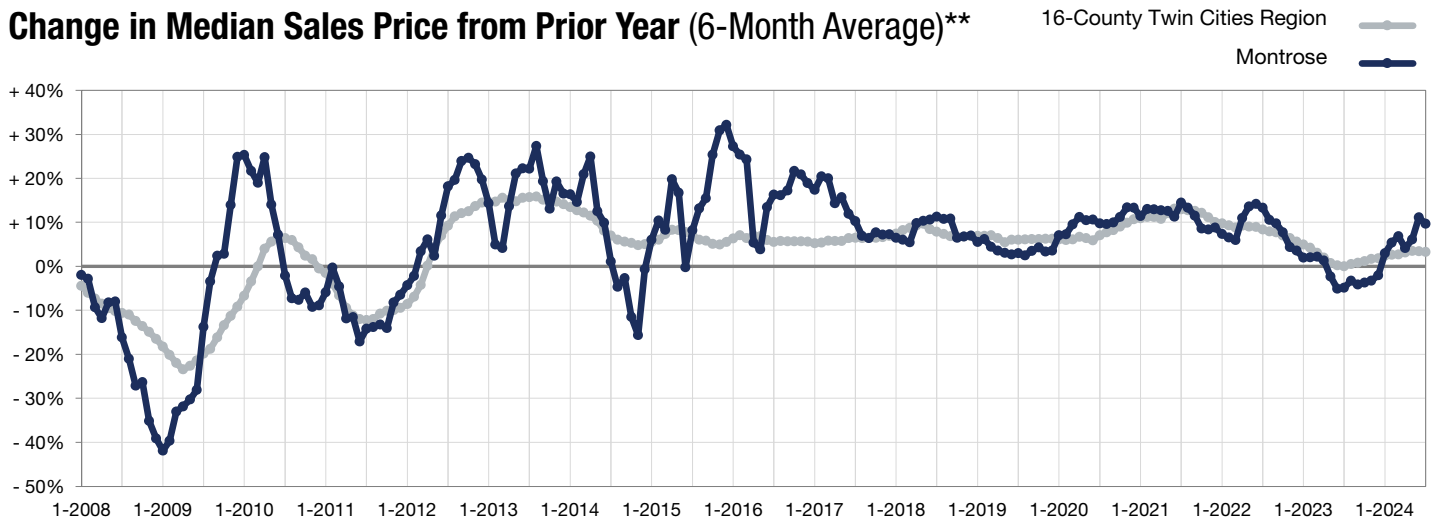
# Montrose

	July			Rolling 12 Months		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	7	12	+ 71.4%	139	84	-39.6%
Closed Sales	7	6	-14.3%	100	72	-28.0%
Median Sales Price*	\$290,000	<b>\$334,950</b>	+ 15.5%	\$289,950	<b>\$299,500</b>	+ 3.3%
Average Sales Price*	\$300,529	<b>\$338,633</b>	+ 12.7%	\$289,232	<b>\$307,389</b>	+ 6.3%
Price Per Square Foot*	\$163	<b>\$172</b>	+ 5.0%	\$164	<b>\$168</b>	+ 2.3%
Percent of Original List Price Received*	102.5%	<b>100.2%</b>	-2.2%	99.8%	<b>99.0%</b>	-0.8%
Days on Market Until Sale	13	<b>23</b>	+ 76.9%	30	<b>37</b>	+ 23.3%
Inventory of Homes for Sale	14	<b>14</b>	0.0%	--	--	--
Months Supply of Inventory	1.6	<b>2.5</b>	+ 56.3%	--	--	--

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



## Change in Median Sales Price from Prior Year (6-Month Average)\*\*



\*\* Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.