

Residential Real Estate Statistics — Mesa County, CO



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DEC 2017	YTD 2017	YTD 2016	Change	DEC 2017
Total Sold	3796	3335	+14%	275
Median Price	\$218,000	\$203,000	+7%	\$217,000
Days on Market	64	76	-16%	71
Volume	922 Mill	768 Mill	+20%	68 Mill

December 2017 Properties Sold	Current Active Listings	Months of Inventory
<99k	15	34
100-199k	100	155
200-299k	100	204
300-399k	36	116
400-499k	9	65
500-750k	11	52
750k+	4	49
Total	275	675

Sold 2017	
Jan—172	Jul—371
Feb—191	Aug—365
Mar—298	Sep—338
Apr—357	Oct—332
May—409	Nov—246
Jun—442	Dec—275

Active Residential Listings: 675

Area	<99k	100-199k	200-299k	300-399k	400-499k	500-749k	750k+
Clifton (43 total)	14	18	6	1	1	2	1
Collbran/Mesa (42)	1	7	7	4	6	7	10
De Beque (6)	1	4	1	0	0	0	0
EOM/Palisade (17)	1	0	5	4	4	0	3
Fruita (64)	0	5	24	9	15	5	6
Glade Park (5)	0	0	1	1	2	0	1
Grand Junction City (84)	2	41	28	10	0	2	1
Loma/Mack/NW/W (36)	2	5	4	5	8	9	3
Northeast (45)	1	14	20	8	1	1	0
North (89)	1	14	28	21	10	7	8
Orchard Mesa (72)	0	18	23	25	3	2	1
Redlands (77)	0	2	14	20	13	15	13
Southeast (78)	9	27	38	2	0	1	1
Whitewater/Gateway (17)	2	0	5	6	2	1	1
Totals (675)	34	155	204	116	65	52	49

SOLD Residential Properties Jan 1—Dec 31, 2017

Area	<99k	100-199k	200-299k	300-399k	400-499k	500-749k	750k+
Clifton (227 total)	51	160	11	3	2	0	0
Collbran/Mesa (50)	3	25	10	3	3	3	3
De Beque (12)	1	8	2	0	0	1	0
EOM/Palisade (93)	11	22	30	15	8	6	1
Fruita (486)	21	88	259	88	21	9	0
Glade Park (17)	0	5	6	3	3	0	0
Grand Junction City (476)	39	280	137	15	3	2	0
Loma/Mack/NW/W (86)	9	7	15	16	23	14	2
Northeast (475)	14	185	254	21	1	0	0
North (547)	10	91	248	112	55	28	3
Orchard Mesa (424)	17	193	128	72	9	4	1
Redlands (396)	1	40	117	100	66	63	9
Southeast (472)	34	243	192	3	0	0	0
Whitewater/Gateway (35)	2	2	18	9	2	2	0
Totals (3796)	213	1349	1427	460	196	132	19

Sales:

- 2017 transactions are up 14% over 2016.
- 2016 transaction growth was up 10% year over 2015.

Median Sales Price:

The median sales price for 2017 is \$218,000—up 7% from same period one year ago. Still down 3% from peak period Jan-Jul 2008 of \$225,000.

Sales by Price Range:

- 6% of all sales are under \$100,000
- 41% of all sales are under \$200,000
- 79% of all sales are under \$300,000
- 38% of all sales are between \$200,000 and \$299,000

Sales by MLS Area:

- 10% of sales were in Redlands
- 11% of sales were in Orchard Mesa
- 12% of sales were in Southeast
- 13% of sales were each in Northeast, Fruita, & GJ City
- 14% of sales were in North

Active Residential Listings (homes)

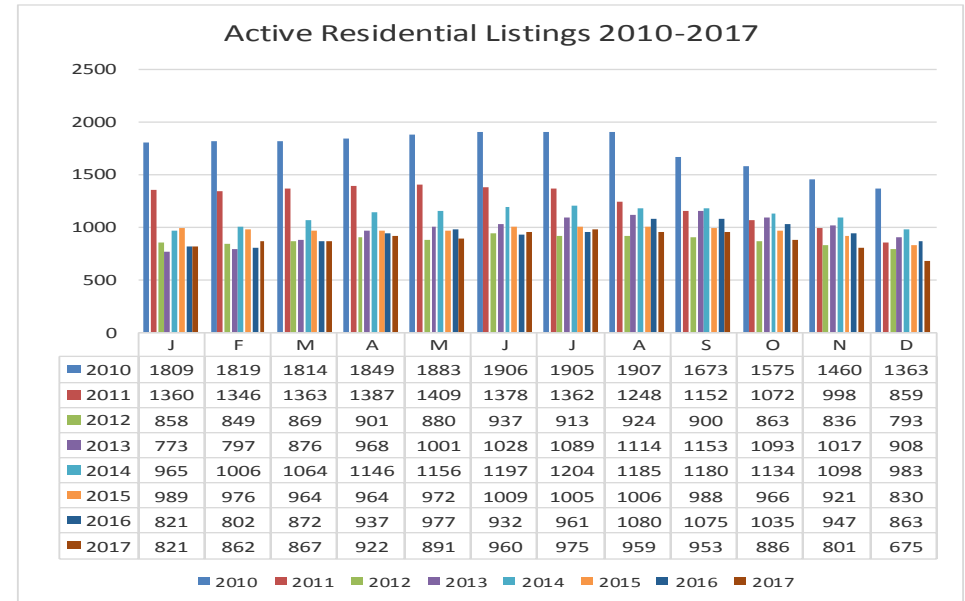
- Listing inventory is down 22% from this time last year (188 less homes)
- 5% of listings are under \$100,000
- 28% of listings are under \$200,000
- 58% of listings are under \$300,000
- 30% of all listings are between \$200,000 and \$299,000

Building Permits:

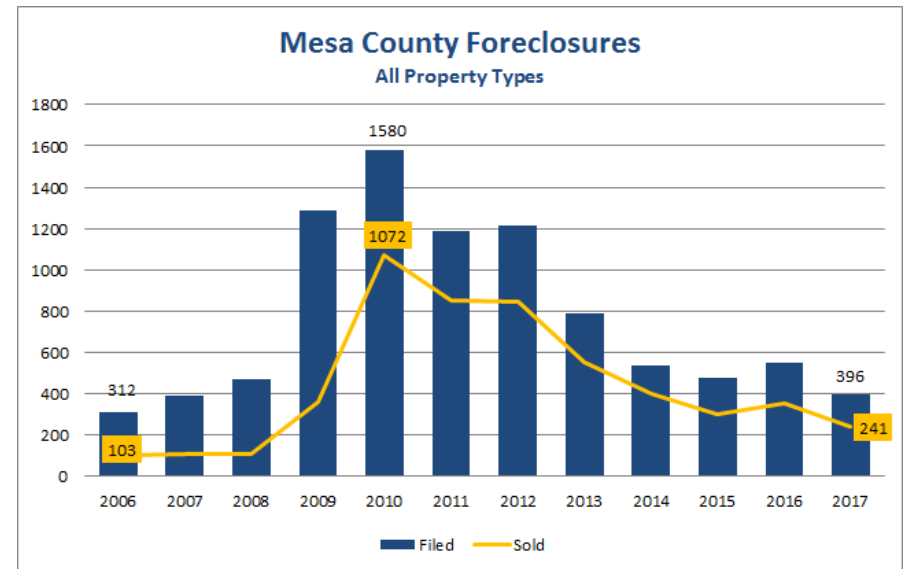
Total permits for 2017 was 664, an increase of 39% over 2016 permits.

Interest Rates: (unchanged from last month)

- 30 year loan—4.00%
- 15 year loan—3.625%
- Jumbo loan —4.25%



- Listing Inventory is down 22% from this time last year (188 less homes)
- Down 50% from seven years ago—688 fewer homes



Foreclosure filings for 2017 were down 28% and sales were down 37% compared to 2016.