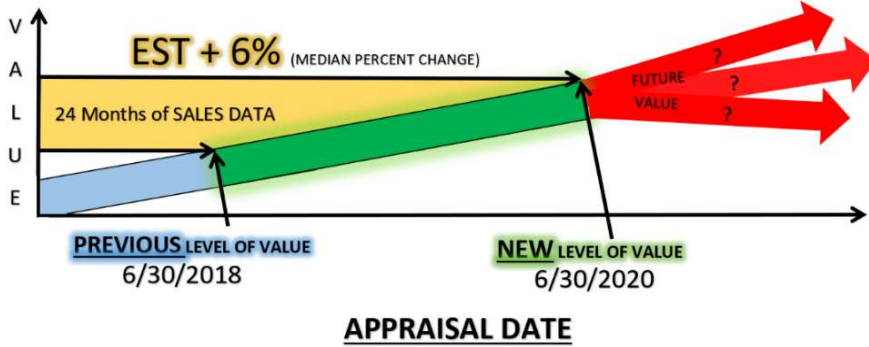
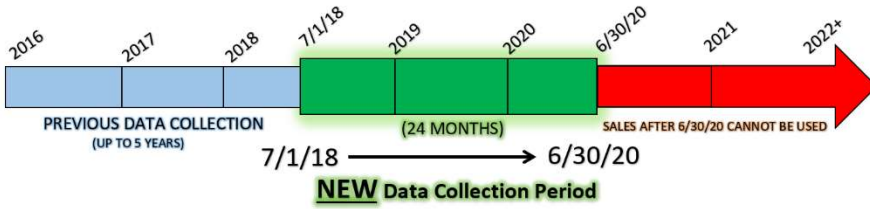




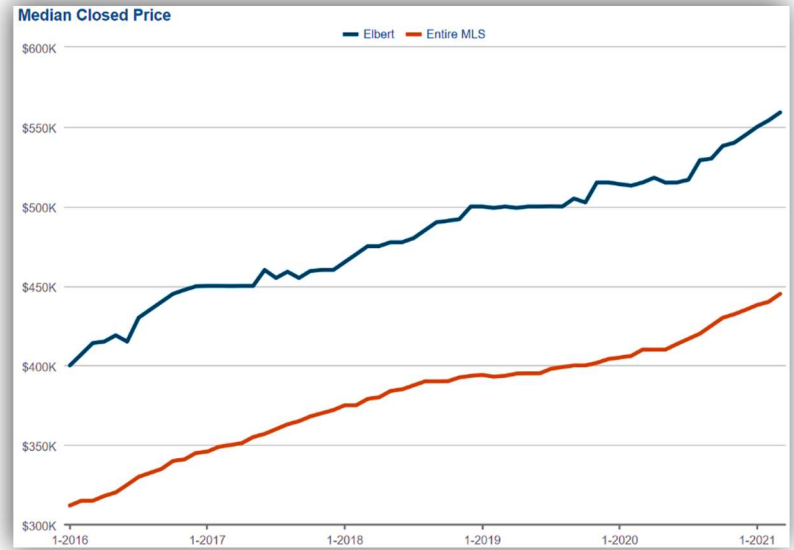
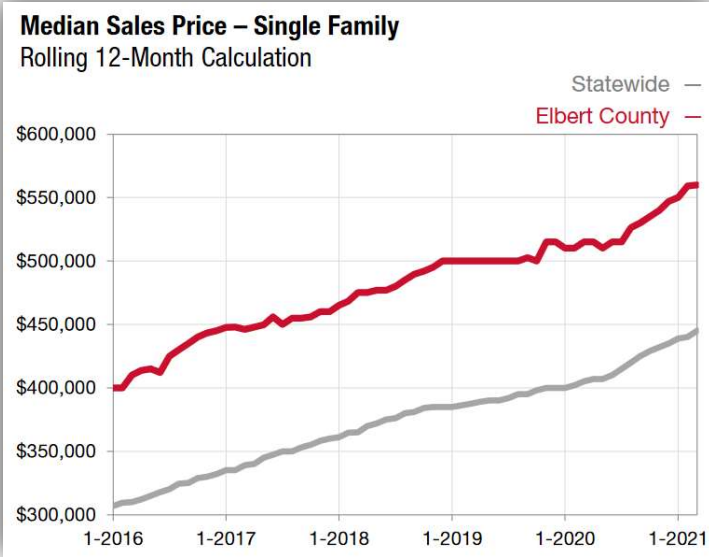
ELBERT COUNTY 2021 REAPPRAISAL



APPRAISAL DATA



Elbert County's location which is just beyond the urban areas of Denver and Colorado Springs greatly affects growth and travel. The close proximity of Elizabeth and Kiowa to Castle Rock to the west and Parker to the north has made them bedroom communities to the Denver metro area.



Single Family	June			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 06-2019	Thru 06-2020	Percent Change from Previous Year
New Listings	87	58	- 33.3%	394	390	- 1.0%
Sold Listings	57	53	- 7.0%	271	239	- 11.8%
Median Sales Price*	\$524,900	\$531,500	+ 1.3%	\$500,000	\$500,000	0.0%
Average Sales Price*	\$546,199	\$537,676	- 1.6%	\$541,303	\$517,509	- 4.4%
Percent of List Price Received*	98.5%	99.1%	+ 0.6%	99.0%	99.2%	+ 0.2%
Days on Market Until Sale	36	38	+ 5.6%	62	41	- 33.9%
Inventory of Homes for Sale	177	108	- 39.0%	--	--	--
Months Supply of Inventory	3.8	2.4	- 36.8%	--	--	--

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

