

# Local Market Update for August 2018

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Louisville

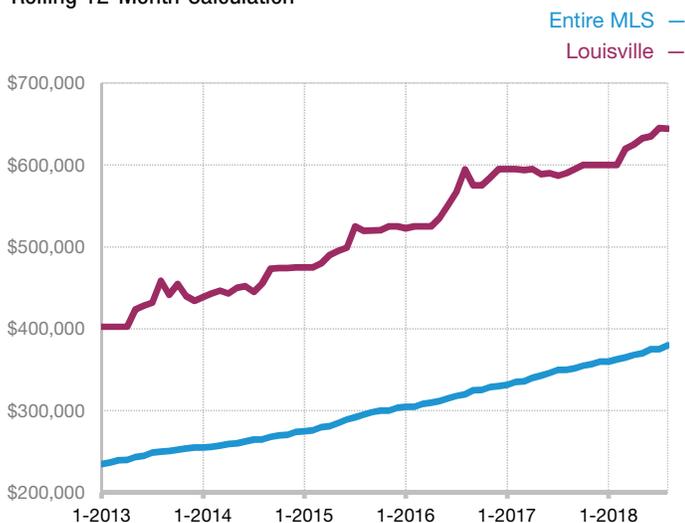
Single Family	August			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 08-2017	Thru 08-2018	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	30	19	- 36.7%	--	--	--
Under Contract	17	17	0.0%	126	103	- 18.3%
New Listings	13	18	+ 38.5%	166	128	- 22.9%
Sold Listings	19	12	- 36.8%	119	93	- 21.8%
Days on Market Until Sale	16	34	+ 112.5%	17	16	- 5.9%
Median Sales Price*	\$645,000	<b>\$657,559</b>	+ 1.9%	\$595,000	<b>\$672,000</b>	+ 12.9%
Average Sales Price*	\$695,153	<b>\$812,572</b>	+ 16.9%	\$655,675	<b>\$743,866</b>	+ 13.5%
Percent of List Price Received*	99.3%	<b>98.0%</b>	- 1.3%	100.6%	<b>100.4%</b>	- 0.2%

\* 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	August			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 08-2017	Thru 08-2018	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	7	7	0.0%	--	--	--
Under Contract	3	8	+ 166.7%	26	35	+ 34.6%
New Listings	2	9	+ 350.0%	29	46	+ 58.6%
Sold Listings	5	7	+ 40.0%	25	32	+ 28.0%
Days on Market Until Sale	59	20	- 66.1%	53	24	- 54.7%
Median Sales Price*	\$493,000	<b>\$385,100</b>	- 21.9%	\$405,000	<b>\$368,750</b>	- 9.0%
Average Sales Price*	\$489,100	<b>\$425,943</b>	- 12.9%	\$444,483	<b>\$417,925</b>	- 6.0%
Percent of List Price Received*	98.8%	<b>100.5%</b>	+ 1.7%	99.9%	<b>101.3%</b>	+ 1.4%

\* 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

