

Local Market Update for September 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Parker

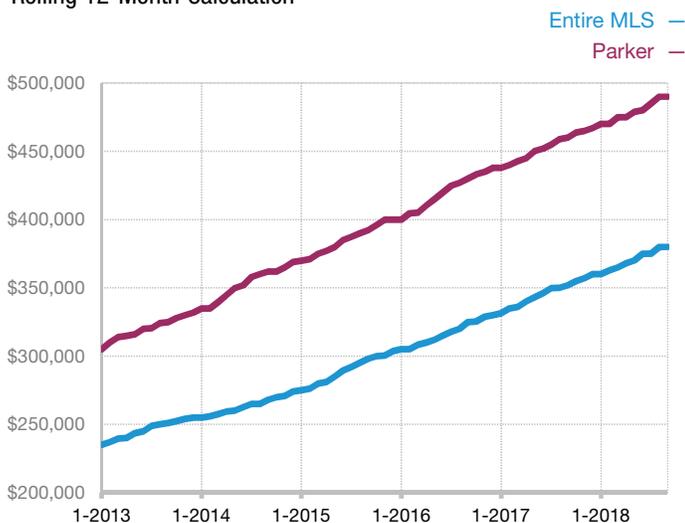
Single Family	September			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 09-2017	Thru 09-2018	Percent Change from Previous Year
Inventory of Active Listings	373	363	- 2.7%	--	--	--
Under Contract	185	178	- 3.8%	1,730	1,723	- 0.4%
New Listings	200	171	- 14.5%	2,072	2,150	+ 3.8%
Sold Listings	178	160	- 10.1%	1,676	1,613	- 3.8%
Days on Market Until Sale	35	33	- 5.7%	30	28	- 6.7%
Median Sales Price*	\$467,500	\$481,000	+ 2.9%	\$466,835	\$498,000	+ 6.7%
Average Sales Price*	\$530,096	\$509,959	- 3.8%	\$515,627	\$545,422	+ 5.8%
Percent of List Price Received*	99.3%	99.1%	- 0.2%	99.7%	99.7%	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	September			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 09-2017	Thru 09-2018	Percent Change from Previous Year
Inventory of Active Listings	76	75	- 1.3%	--	--	--
Under Contract	30	36	+ 20.0%	313	299	- 4.5%
New Listings	39	30	- 23.1%	391	341	- 12.8%
Sold Listings	25	40	+ 60.0%	263	278	+ 5.7%
Days on Market Until Sale	9	43	+ 377.8%	10	20	+ 100.0%
Median Sales Price*	\$250,000	\$307,500	+ 23.0%	\$261,379	\$285,000	+ 9.0%
Average Sales Price*	\$251,448	\$323,875	+ 28.8%	\$270,994	\$302,638	+ 11.7%
Percent of List Price Received*	100.9%	99.9%	- 1.0%	101.1%	100.8%	- 0.3%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

