

Local Market Update for September 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Evergreen/Conifer

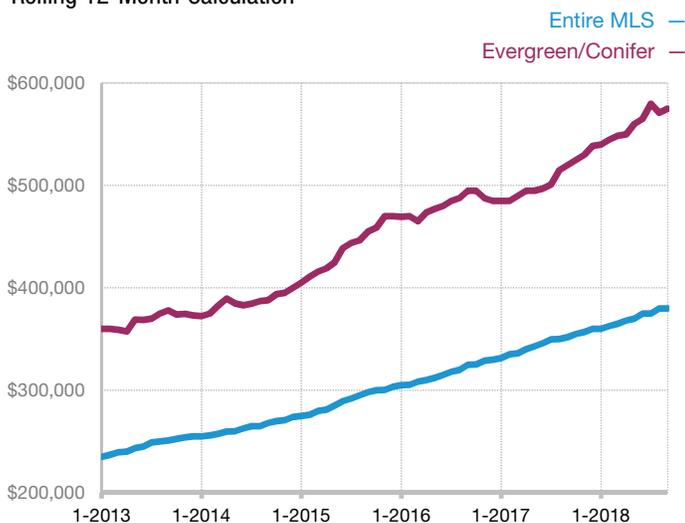
Single Family	September			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 09-2017	Thru 09-2018	Percent Change from Previous Year
Inventory of Active Listings	223	173	- 22.4%	--	--	--
Under Contract	60	47	- 21.7%	600	561	- 6.5%
New Listings	66	63	- 4.5%	771	712	- 7.7%
Sold Listings	64	42	- 34.4%	570	545	- 4.4%
Days on Market Until Sale	40	27	- 32.5%	44	37	- 15.9%
Median Sales Price*	\$514,594	\$498,000	- 3.2%	\$543,250	\$590,000	+ 8.6%
Average Sales Price*	\$571,919	\$563,874	- 1.4%	\$636,420	\$690,031	+ 8.4%
Percent of List Price Received*	98.8%	99.6%	+ 0.8%	98.9%	99.5%	+ 0.6%

* 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	18	16	- 11.1%	--	--	--
Under Contract	6	6	0.0%	46	58	+ 26.1%
New Listings	8	8	0.0%	67	74	+ 10.4%
Sold Listings	9	6	- 33.3%	40	55	+ 37.5%
Days on Market Until Sale	30	12	- 60.0%	30	36	+ 20.0%
Median Sales Price*	\$335,000	\$409,000	+ 22.1%	\$360,000	\$433,000	+ 20.3%
Average Sales Price*	\$400,383	\$386,833	- 3.4%	\$409,271	\$461,666	+ 12.8%
Percent of List Price Received*	98.5%	98.1%	- 0.4%	100.1%	99.2%	- 0.9%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

