

Local Market Update for October 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Golden

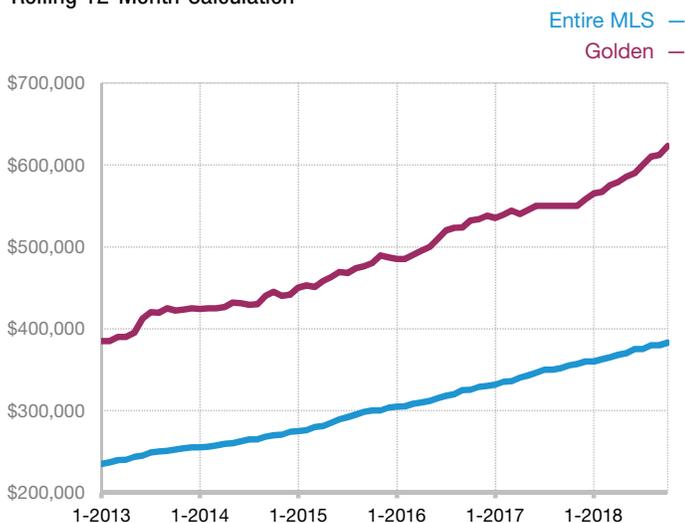
Single Family	October			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 10-2017	Thru 10-2018	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	155	118	- 23.9%	--	--	--
Under Contract	53	48	- 9.4%	567	544	- 4.1%
New Listings	52	56	+ 7.7%	706	680	- 3.7%
Sold Listings	62	51	- 17.7%	552	535	- 3.1%
Days on Market Until Sale	37	33	- 10.8%	36	34	- 5.6%
Median Sales Price*	\$525,000	\$600,000	+ 14.3%	\$556,500	\$630,000	+ 13.2%
Average Sales Price*	\$561,240	\$650,188	+ 15.8%	\$606,944	\$668,455	+ 10.1%
Percent of List Price Received*	98.3%	98.4%	+ 0.1%	99.2%	99.2%	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	October			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 10-2017	Thru 10-2018	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	19	25	+ 31.6%	--	--	--
Under Contract	11	9	- 18.2%	116	138	+ 19.0%
New Listings	7	19	+ 171.4%	135	163	+ 20.7%
Sold Listings	8	12	+ 50.0%	110	144	+ 30.9%
Days on Market Until Sale	11	19	+ 72.7%	19	23	+ 21.1%
Median Sales Price*	\$307,500	\$330,500	+ 7.5%	\$306,000	\$400,250	+ 30.8%
Average Sales Price*	\$327,463	\$374,167	+ 14.3%	\$346,604	\$444,102	+ 28.1%
Percent of List Price Received*	99.7%	99.6%	- 0.1%	100.5%	101.0%	+ 0.5%

* 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

