

Local Market Update for October 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lone Tree

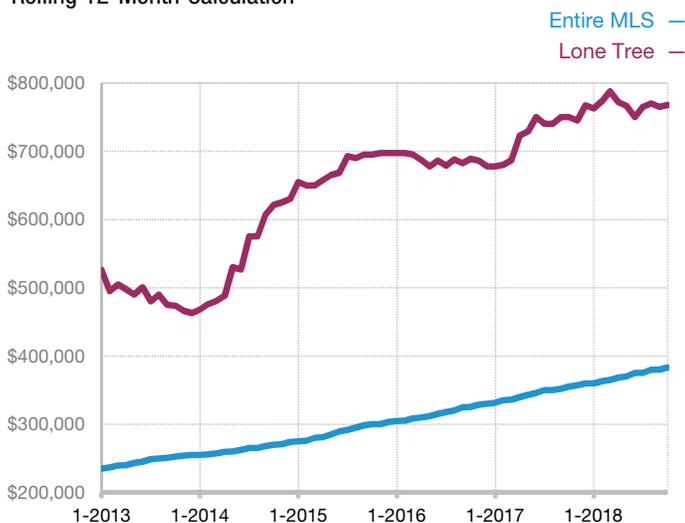
Single Family	October			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 10-2017	Thru 10-2018	Percent Change from Previous Year
Inventory of Active Listings	44	41	- 6.8%	--	--	--
Under Contract	11	15	+ 36.4%	139	159	+ 14.4%
New Listings	6	16	+ 166.7%	189	211	+ 11.6%
Sold Listings	12	11	- 8.3%	133	150	+ 12.8%
Days on Market Until Sale	42	36	- 14.3%	48	40	- 16.7%
Median Sales Price*	\$688,500	\$758,540	+ 10.2%	\$775,000	\$768,750	- 0.8%
Average Sales Price*	\$850,148	\$852,404	+ 0.3%	\$855,236	\$870,002	+ 1.7%
Percent of List Price Received*	98.8%	98.0%	- 0.8%	98.2%	98.3%	+ 0.1%

* 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
Inventory of Active Listings	10	12	+ 20.0%	--	--	--
Under Contract	6	5	- 16.7%	78	67	- 14.1%
New Listings	7	6	- 14.3%	92	89	- 3.3%
Sold Listings	7	8	+ 14.3%	72	65	- 9.7%
Days on Market Until Sale	10	32	+ 220.0%	16	27	+ 68.8%
Median Sales Price*	\$407,000	\$416,500	+ 2.3%	\$408,500	\$457,000	+ 11.9%
Average Sales Price*	\$424,714	\$414,938	- 2.3%	\$416,869	\$456,540	+ 9.5%
Percent of List Price Received*	100.1%	98.9%	- 1.2%	99.4%	99.0%	- 0.4%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

