

Local Market Update for February 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Evergreen/Conifer

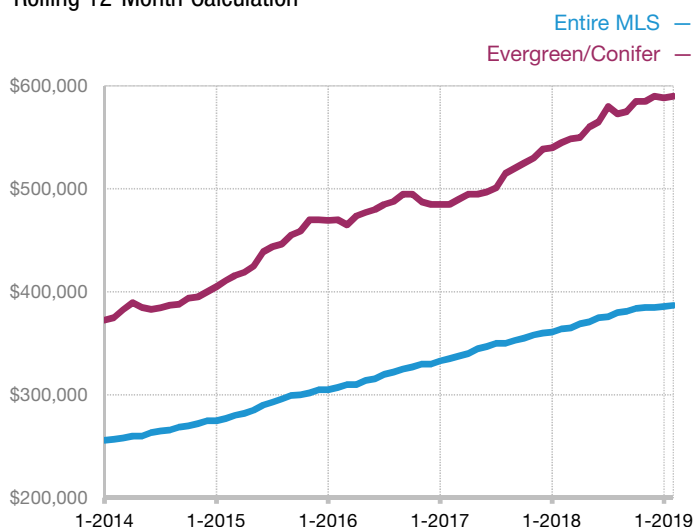
Single Family	February			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 02-2018	Thru 02-2019	Percent Change from Previous Year
Inventory of Active Listings	108	95	- 12.0%	--	--	--
Under Contract	57	50	- 12.3%	93	79	- 15.1%
New Listings	61	69	+ 13.1%	101	117	+ 15.8%
Sold Listings	36	32	- 11.1%	69	58	- 15.9%
Days on Market Until Sale	77	62	- 19.5%	59	60	+ 1.7%
Median Sales Price*	\$577,900	\$637,250	+ 10.3%	\$566,000	\$582,000	+ 2.8%
Average Sales Price*	\$772,851	\$729,453	- 5.6%	\$710,337	\$681,692	- 4.0%
Percent of List Price Received*	98.1%	96.9%	- 1.2%	98.3%	97.2%	- 1.1%

* 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	February			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 02-2018	Thru 02-2019	Percent Change from Previous Year
Inventory of Active Listings	6	10	+ 66.7%	--	--	--
Under Contract	6	6	0.0%	9	13	+ 44.4%
New Listings	6	5	- 16.7%	7	11	+ 57.1%
Sold Listings	1	4	+ 300.0%	4	8	+ 100.0%
Days on Market Until Sale	104	40	- 61.5%	119	36	- 69.7%
Median Sales Price*	\$840,000	\$409,500	- 51.3%	\$473,100	\$383,250	- 19.0%
Average Sales Price*	\$840,000	\$418,125	- 50.2%	\$501,550	\$401,563	- 19.9%
Percent of List Price Received*	97.7%	98.8%	+ 1.1%	98.4%	99.3%	+ 0.9%

* 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

