

# Local Market Update for February 2019

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Centennial

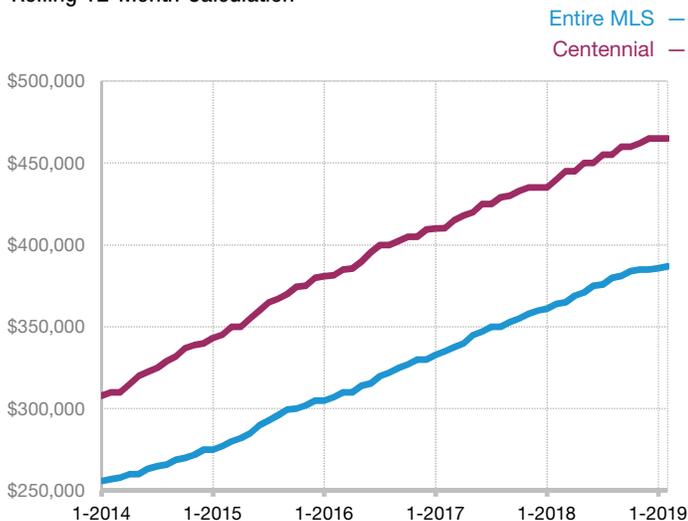
Single Family	February			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 02-2018	Thru 02-2019	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	99	<b>124</b>	+ 25.3%	--	--	--
Under Contract	121	<b>98</b>	- 19.0%	211	<b>184</b>	- 12.8%
New Listings	129	<b>98</b>	- 24.0%	243	<b>218</b>	- 10.3%
Sold Listings	86	<b>84</b>	- 2.3%	149	<b>158</b>	+ 6.0%
Days on Market Until Sale	21	<b>37</b>	+ 76.2%	25	<b>42</b>	+ 68.0%
Median Sales Price*	\$470,500	<b>\$482,500</b>	+ 2.6%	\$450,000	<b>\$463,375</b>	+ 3.0%
Average Sales Price*	\$519,807	<b>\$548,813</b>	+ 5.6%	\$490,881	<b>\$524,389</b>	+ 6.8%
Percent of List Price Received*	99.4%	<b>98.3%</b>	- 1.1%	99.4%	<b>98.5%</b>	- 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.

Townhouse-Condo	February			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 02-2018	Thru 02-2019	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	15	<b>36</b>	+ 140.0%	--	--	--
Under Contract	28	<b>48</b>	+ 71.4%	59	<b>75</b>	+ 27.1%
New Listings	28	<b>42</b>	+ 50.0%	54	<b>71</b>	+ 31.5%
Sold Listings	36	<b>30</b>	- 16.7%	55	<b>49</b>	- 10.9%
Days on Market Until Sale	67	<b>29</b>	- 56.7%	49	<b>34</b>	- 30.6%
Median Sales Price*	\$338,250	<b>\$311,250</b>	- 8.0%	\$320,000	<b>\$320,000</b>	0.0%
Average Sales Price*	\$317,621	<b>\$324,533</b>	+ 2.2%	\$317,414	<b>\$322,836</b>	+ 1.7%
Percent of List Price Received*	99.9%	<b>98.8%</b>	- 1.1%	99.6%	<b>98.9%</b>	- 0.7%

\* 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

