

Local Market Update for March 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arapahoe County

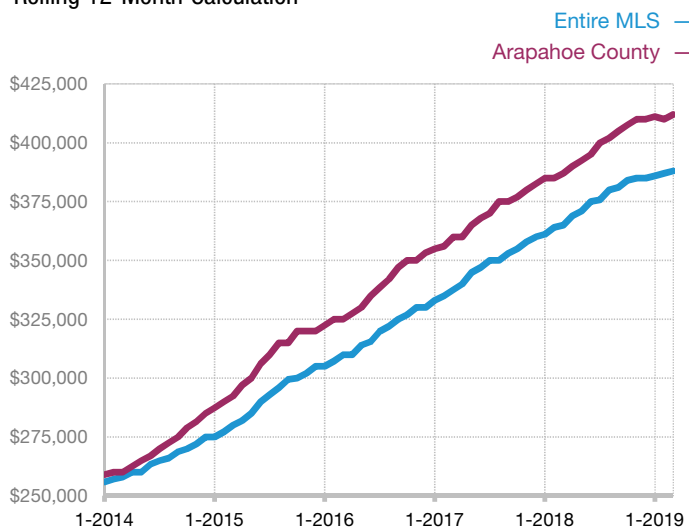
Single Family	March			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 03-2018	Thru 03-2019	Percent Change from Previous Year
Inventory of Active Listings	683	709	+ 3.8%	--	--	--
Under Contract	713	804	+ 12.8%	1,762	1,899	+ 7.8%
New Listings	837	820	- 2.0%	1,988	2,066	+ 3.9%
Sold Listings	628	597	- 4.9%	1,449	1,483	+ 2.3%
Days on Market Until Sale	21	28	+ 33.3%	26	34	+ 30.8%
Median Sales Price*	\$405,000	\$422,000	+ 4.2%	\$398,900	\$406,000	+ 1.8%
Average Sales Price*	\$489,963	\$481,277	- 1.8%	\$476,242	\$472,597	- 0.8%
Percent of List Price Received*	100.8%	99.5%	- 1.3%	100.2%	99.2%	- 1.0%

* 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	March			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 03-2018	Thru 03-2019	Percent Change from Previous Year
Inventory of Active Listings	245	349	+ 42.4%	--	--	--
Under Contract	361	422	+ 16.9%	939	1,032	+ 9.9%
New Listings	386	404	+ 4.7%	961	1,124	+ 17.0%
Sold Listings	346	325	- 6.1%	811	801	- 1.2%
Days on Market Until Sale	13	26	+ 100.0%	19	30	+ 57.9%
Median Sales Price*	\$248,500	\$274,000	+ 10.3%	\$248,000	\$266,000	+ 7.3%
Average Sales Price*	\$264,234	\$283,297	+ 7.2%	\$263,216	\$282,299	+ 7.2%
Percent of List Price Received*	101.2%	99.3%	- 1.9%	100.5%	99.3%	- 1.2%

* 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

