

Local Market Update for December 2016

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Monument

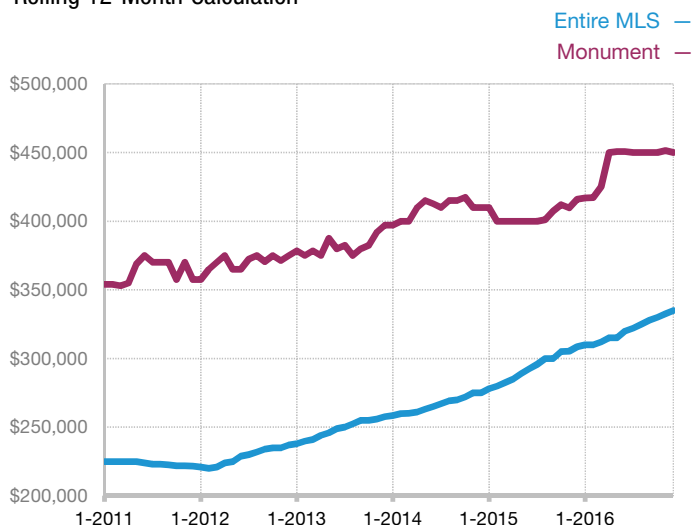
Single Family	December			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 12-2015	Thru 12-2016	Percent Change from Previous Year
Inventory of Active Listings	50	44	- 12.0%	--	--	--
Under Contract	5	15	+ 200.0%	143	225	+ 57.3%
New Listings	5	12	+ 140.0%	216	303	+ 40.3%
Sold Listings	13	15	+ 15.4%	138	199	+ 44.2%
Days on Market Until Sale	103	54	- 47.6%	64	49	- 23.4%
Median Sales Price*	\$510,000	\$445,000	- 12.7%	\$416,008	\$450,000	+ 8.2%
Average Sales Price*	\$515,885	\$517,073	+ 0.2%	\$462,837	\$490,192	+ 5.9%
Percent of List Price Received*	98.3%	98.7%	+ 0.4%	98.0%	99.0%	+ 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	December			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 12-2015	Thru 12-2016	Percent Change from Previous Year
Inventory of Active Listings	2	3	+ 50.0%	--	--	--
Under Contract	0	0	--	5	9	+ 80.0%
New Listings	0	1	--	6	16	+ 166.7%
Sold Listings	0	1	--	7	8	+ 14.3%
Days on Market Until Sale	0	83	--	50	39	- 22.0%
Median Sales Price*	\$0	\$211,900	--	\$198,000	\$205,950	+ 4.0%
Average Sales Price*	\$0	\$211,900	--	\$208,857	\$223,138	+ 6.8%
Percent of List Price Received*	0.0%	101.0%	--	98.1%	100.6%	+ 2.5%

* 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

