

Local Market Update for May 2016

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Evergreen/Conifer

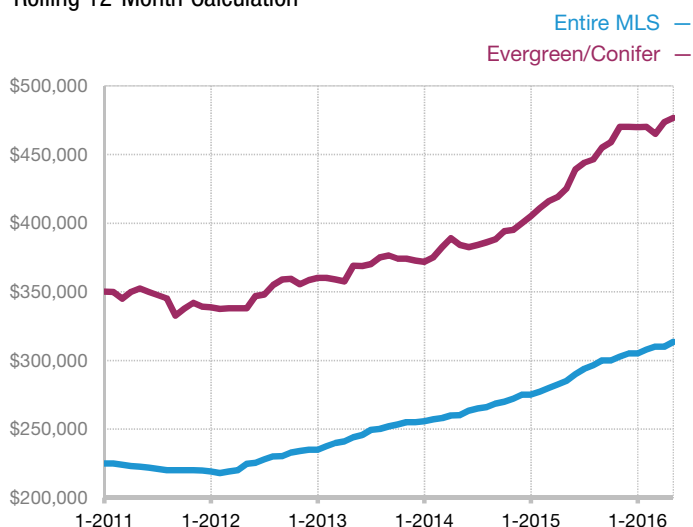
Single Family	May			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 05-2015	Thru 05-2016	Percent Change from Previous Year
Inventory of Active Listings	235	177	- 24.7%	--	--	--
Under Contract	76	94	+ 23.7%	337	296	- 12.2%
New Listings	125	105	- 16.0%	429	400	- 6.8%
Sold Listings	73	66	- 9.6%	259	236	- 8.9%
Days on Market Until Sale	46	31	- 32.6%	72	56	- 22.2%
Median Sales Price*	\$457,800	\$517,800	+ 13.1%	\$473,000	\$503,000	+ 6.3%
Average Sales Price*	\$577,570	\$613,688	+ 6.3%	\$542,230	\$569,618	+ 5.1%
Percent of List Price Received*	99.3%	99.0%	- 0.3%	98.4%	98.1%	- 0.3%

* 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	May			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 05-2015	Thru 05-2016	Percent Change from Previous Year
Inventory of Active Listings	10	4	- 60.0%	--	--	--
Under Contract	8	9	+ 12.5%	38	34	- 10.5%
New Listings	10	9	- 10.0%	37	35	- 5.4%
Sold Listings	6	7	+ 16.7%	34	29	- 14.7%
Days on Market Until Sale	9	33	+ 266.7%	51	20	- 60.8%
Median Sales Price*	\$377,500	\$338,900	- 10.2%	\$302,450	\$325,000	+ 7.5%
Average Sales Price*	\$350,543	\$378,093	+ 7.9%	\$320,494	\$330,385	+ 3.1%
Percent of List Price Received*	99.5%	98.8%	- 0.7%	98.6%	99.6%	+ 1.0%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

