

# Local Market Update for April 2022

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Jefferson County

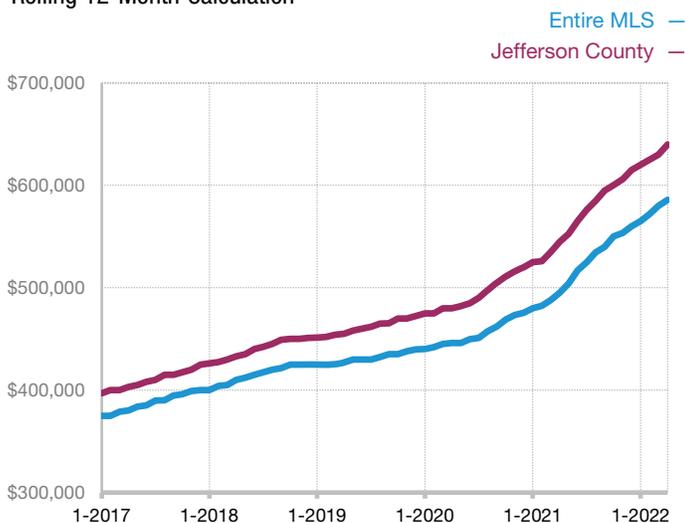
Single Family	April			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 04-2021	Thru 04-2022	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	393	<b>416</b>	+ 5.9%	--	--	--
Under Contract	696	<b>736</b>	+ 5.7%	2,346	<b>2,255</b>	- 3.9%
New Listings	869	<b>886</b>	+ 2.0%	2,521	<b>2,565</b>	+ 1.7%
Sold Listings	676	<b>649</b>	- 4.0%	2,065	<b>1,981</b>	- 4.1%
Days on Market Until Sale	8	<b>9</b>	+ 12.5%	13	<b>11</b>	- 15.4%
Median Sales Price*	\$614,500	<b>\$725,000</b>	+ 18.0%	\$586,500	<b>\$695,000</b>	+ 18.5%
Average Sales Price*	\$725,304	<b>\$854,647</b>	+ 17.8%	\$681,630	<b>\$800,966</b>	+ 17.5%
Percent of List Price Received*	106.3%	<b>108.7%</b>	+ 2.3%	104.6%	<b>107.5%</b>	+ 2.8%

\* 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	April			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 04-2021	Thru 04-2022	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	129	<b>97</b>	- 24.8%	--	--	--
Under Contract	252	<b>277</b>	+ 9.9%	914	<b>893</b>	- 2.3%
New Listings	288	<b>296</b>	+ 2.8%	924	<b>944</b>	+ 2.2%
Sold Listings	225	<b>265</b>	+ 17.8%	840	<b>800</b>	- 4.8%
Days on Market Until Sale	12	<b>5</b>	- 58.3%	17	<b>10</b>	- 41.2%
Median Sales Price*	\$340,000	<b>\$440,000</b>	+ 29.4%	\$325,000	<b>\$422,750</b>	+ 30.1%
Average Sales Price*	\$360,078	<b>\$477,013</b>	+ 32.5%	\$350,145	<b>\$456,548</b>	+ 30.4%
Percent of List Price Received*	105.0%	<b>107.8%</b>	+ 2.7%	102.8%	<b>106.2%</b>	+ 3.3%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

