

Local Market Update for May 2022

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Jefferson County

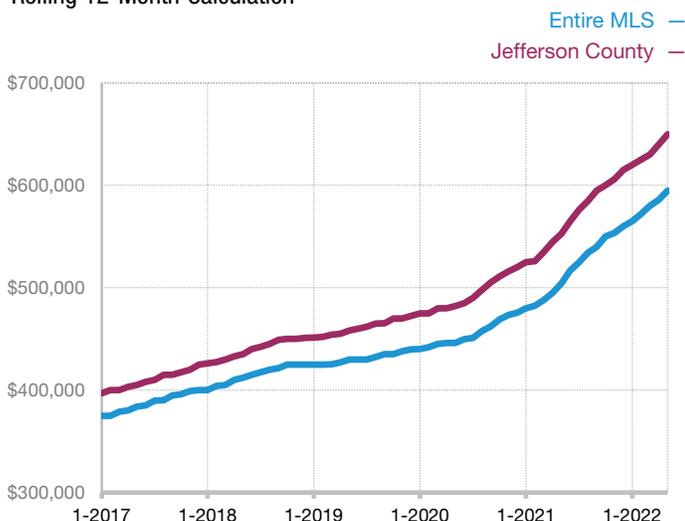
Single Family	May			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 05-2021	Thru 05-2022	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	367	478	+ 30.2%	--	--	--
Under Contract	865	840	- 2.9%	3,211	3,062	- 4.6%
New Listings	867	919	+ 6.0%	3,388	3,483	+ 2.8%
Sold Listings	693	715	+ 3.2%	2,758	2,701	- 2.1%
Days on Market Until Sale	7	9	+ 28.6%	12	10	- 16.7%
Median Sales Price*	\$625,000	\$715,000	+ 14.4%	\$600,000	\$700,000	+ 16.7%
Average Sales Price*	\$694,077	\$847,768	+ 22.1%	\$684,757	\$813,416	+ 18.8%
Percent of List Price Received*	107.1%	106.1%	- 0.9%	105.2%	107.1%	+ 1.8%

* 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	May			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 05-2021	Thru 05-2022	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	106	120	+ 13.2%	--	--	--
Under Contract	277	295	+ 6.5%	1,191	1,179	- 1.0%
New Listings	262	316	+ 20.6%	1,186	1,261	+ 6.3%
Sold Listings	262	259	- 1.1%	1,102	1,061	- 3.7%
Days on Market Until Sale	8	5	- 37.5%	15	9	- 40.0%
Median Sales Price*	\$375,000	\$428,500	+ 14.3%	\$335,000	\$425,000	+ 26.9%
Average Sales Price*	\$401,218	\$447,926	+ 11.6%	\$362,276	\$454,164	+ 25.4%
Percent of List Price Received*	105.8%	106.3%	+ 0.5%	103.5%	106.3%	+ 2.7%

* 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

