

# Local Market Update for September 2015

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Adams County

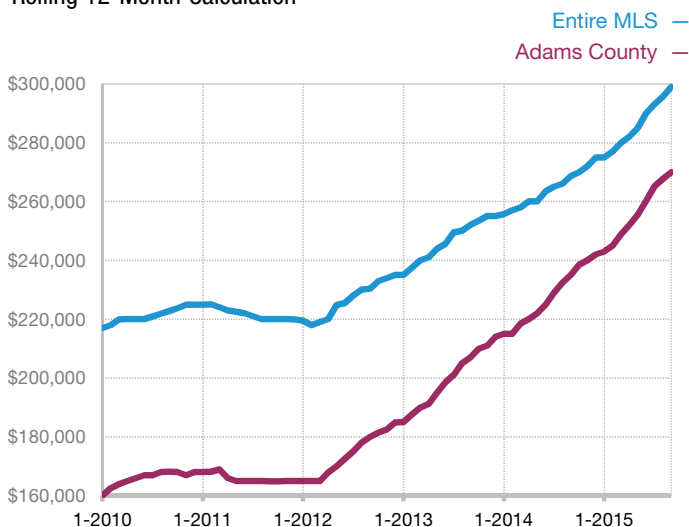
Single Family	September			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 09-2014	Thru 09-2015	Percent Change from Previous Year
Inventory of Active Listings	933	772	- 17.3%	--	--	--
Under Contract	552	613	+ 11.1%	4,849	5,230	+ 7.9%
New Listings	586	655	+ 11.8%	5,447	6,079	+ 11.6%
Sold Listings	565	562	- 0.5%	4,635	4,814	+ 3.9%
Days on Market Until Sale	24	19	- 20.8%	30	18	- 40.0%
Median Sales Price*	\$244,500	\$278,000	+ 13.7%	\$240,000	\$279,000	+ 16.3%
Average Sales Price*	\$269,747	\$303,079	+ 12.4%	\$260,756	\$300,860	+ 15.4%
Percent of List Price Received*	100.0%	100.3%	+ 0.3%	100.2%	101.2%	+ 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	September			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 09-2014	Thru 09-2015	Percent Change from Previous Year
Inventory of Active Listings	154	93	- 39.6%	--	--	--
Under Contract	121	165	+ 36.4%	1,216	1,390	+ 14.3%
New Listings	114	151	+ 32.5%	1,324	1,500	+ 13.3%
Sold Listings	170	161	- 5.3%	1,150	1,270	+ 10.4%
Days on Market Until Sale	18	10	- 44.4%	19	10	- 47.4%
Median Sales Price*	\$170,075	\$192,500	+ 13.2%	\$160,000	\$189,900	+ 18.7%
Average Sales Price*	\$168,253	\$195,285	+ 16.1%	\$161,518	\$189,758	+ 17.5%
Percent of List Price Received*	100.0%	101.1%	+ 1.1%	100.0%	101.6%	+ 1.6%

\* 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

