

Local Market Update for March 2016

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Adams County

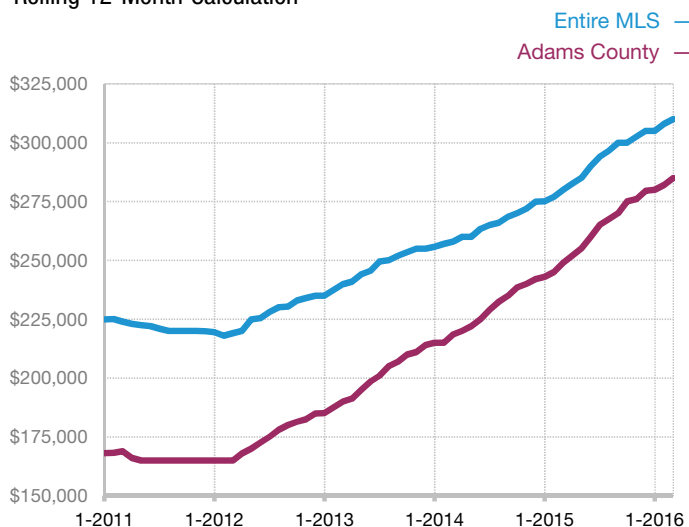
Single Family	March			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 03-2015	Thru 03-2016	Percent Change from Previous Year
Inventory of Active Listings	511	381	- 25.4%	--	--	--
Under Contract	621	573	- 7.7%	1,463	1,498	+ 2.4%
New Listings	656	578	- 11.9%	1,585	1,510	- 4.7%
Sold Listings	485	481	- 0.8%	1,130	1,211	+ 7.2%
Days on Market Until Sale	21	23	+ 9.5%	26	27	+ 3.8%
Median Sales Price*	\$270,000	\$295,000	+ 9.3%	\$259,900	\$294,150	+ 13.2%
Average Sales Price*	\$295,492	\$321,390	+ 8.8%	\$283,520	\$318,041	+ 12.2%
Percent of List Price Received*	100.8%	100.7%	- 0.1%	100.6%	100.2%	- 0.4%

* 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	March			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 03-2015	Thru 03-2016	Percent Change from Previous Year
Inventory of Active Listings	89	52	- 41.6%	--	--	--
Under Contract	132	153	+ 15.9%	333	384	+ 15.3%
New Listings	170	151	- 11.2%	374	384	+ 2.7%
Sold Listings	112	120	+ 7.1%	267	297	+ 11.2%
Days on Market Until Sale	16	9	- 43.8%	15	12	- 20.0%
Median Sales Price*	\$170,500	\$218,200	+ 28.0%	\$172,000	\$203,000	+ 18.0%
Average Sales Price*	\$173,259	\$215,150	+ 24.2%	\$172,837	\$201,801	+ 16.8%
Percent of List Price Received*	101.8%	101.9%	+ 0.1%	100.7%	101.3%	+ 0.6%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

