

# Denver Metro Market Trends Report

## April 2016

#DMARstats

Denver-area Real Estate is Bursting with Activity due to More Homes on the Market with a 13% Increase in Active Inventory in March.



Buyers need to gather as much cash as possible, come in with their best offer right from the start & not hold back.

" In a nutshell, Active Listings, New Listings, Under Contract and Sold Homes all showed double-digit month-over-month gains in March as the Average and Median Sales prices increased ever-so-slightly. "

- Anthony Rael, Chairman of the DMAR Market Trends Committee



Desire to compete and the pressure of multiple offers is enticing homebuyers to make rash decisions to go under contract, and then later terminate after inspection.

## Market Metrics

**Residential** (Single Family plus Condo) | March 2016 Data



↑ **13.10%**  
Active Inventory:  
4,482



↑ **27.69%**  
Sold Homes:  
4,053



↑ **4.92%**  
Average Price:  
\$393,684



↑ **4.86%**  
Median Sold Price:  
\$345,000



↓ **17.39%**  
DOM:  
38



Will face-to-face closings between homebuyers and sellers be a thing of the past? Weigh in on social media using #DMARstats