

Local Market Update for January 2016

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arapahoe County

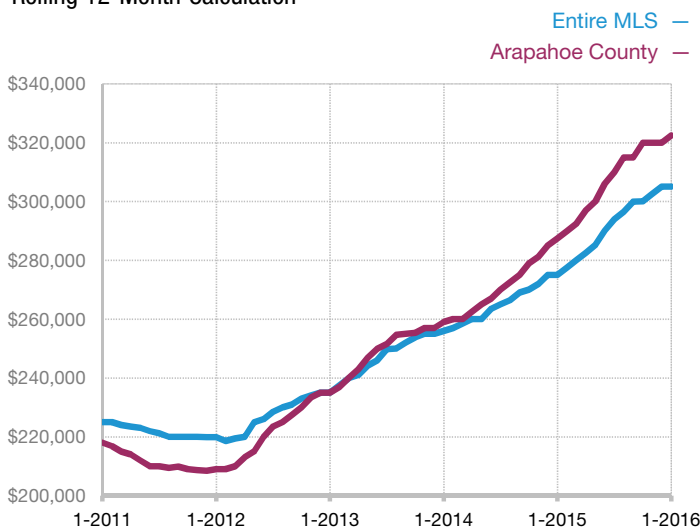
Single Family	January			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 01-2015	Thru 01-2016	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	840	532	- 36.7%	--	--	--
Under Contract	484	556	+ 14.9%	484	556	+ 14.9%
New Listings	523	547	+ 4.6%	523	547	+ 4.6%
Sold Listings	377	428	+ 13.5%	377	428	+ 13.5%
Days on Market Until Sale	39	34	- 12.8%	39	34	- 12.8%
Median Sales Price*	\$290,000	\$325,000	+ 12.1%	\$290,000	\$325,000	+ 12.1%
Average Sales Price*	\$348,116	\$400,319	+ 15.0%	\$348,116	\$400,319	+ 15.0%
Percent of List Price Received*	99.1%	99.6%	+ 0.5%	99.1%	99.6%	+ 0.5%

* 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	January			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 01-2015	Thru 01-2016	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	269	167	- 37.9%	--	--	--
Under Contract	244	311	+ 27.5%	244	311	+ 27.5%
New Listings	269	281	+ 4.5%	269	281	+ 4.5%
Sold Listings	241	241	0.0%	241	241	0.0%
Days on Market Until Sale	20	22	+ 10.0%	20	22	+ 10.0%
Median Sales Price*	\$167,500	\$187,000	+ 11.6%	\$167,500	\$187,000	+ 11.6%
Average Sales Price*	\$186,510	\$205,631	+ 10.3%	\$186,510	\$205,631	+ 10.3%
Percent of List Price Received*	99.6%	99.4%	- 0.2%	99.6%	99.4%	- 0.2%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

