

Local Market Update for September 2016

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lakewood

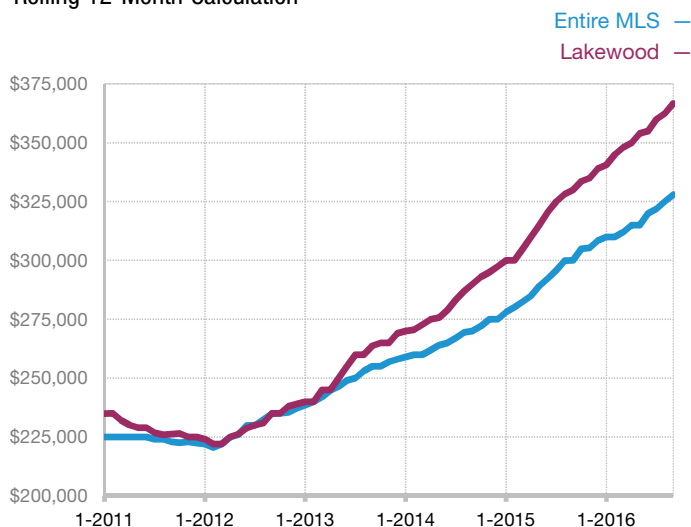
Single Family	September			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 09-2015	Thru 09-2016	Percent Change from Previous Year
Inventory of Active Listings	255	198	- 22.4%	--	--	--
Under Contract	127	149	+ 17.3%	1,225	1,277	+ 4.2%
New Listings	167	179	+ 7.2%	1,472	1,482	+ 0.7%
Sold Listings	155	156	+ 0.6%	1,178	1,196	+ 1.5%
Days on Market Until Sale	25	20	- 20.0%	20	23	+ 15.0%
Median Sales Price*	\$320,000	\$380,000	+ 18.8%	\$335,000	\$375,000	+ 11.9%
Average Sales Price*	\$367,629	\$429,770	+ 16.9%	\$369,800	\$409,563	+ 10.8%
Percent of List Price Received*	99.4%	99.5%	+ 0.1%	100.7%	100.3%	- 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	September			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 09-2015	Thru 09-2016	Percent Change from Previous Year
Inventory of Active Listings	86	58	- 32.6%	--	--	--
Under Contract	113	105	- 7.1%	917	797	- 13.1%
New Listings	123	100	- 18.7%	994	845	- 15.0%
Sold Listings	121	95	- 21.5%	841	734	- 12.7%
Days on Market Until Sale	12	13	+ 8.3%	10	15	+ 50.0%
Median Sales Price*	\$178,000	\$224,900	+ 26.3%	\$177,000	\$215,000	+ 21.5%
Average Sales Price*	\$192,770	\$224,965	+ 16.7%	\$189,372	\$229,301	+ 21.1%
Percent of List Price Received*	100.5%	101.4%	+ 0.9%	101.6%	101.7%	+ 0.1%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

