

Local Market Update for March 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Adams County

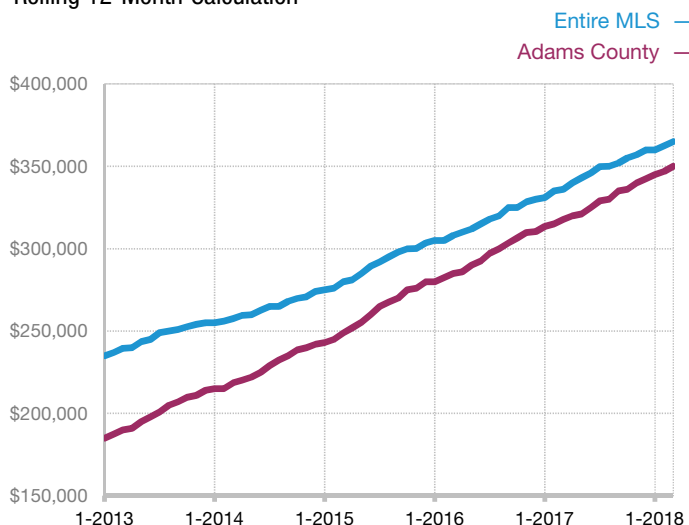
Single Family	March			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 03-2017	Thru 03-2018	Percent Change from Previous Year
Inventory of Active Listings	654	511	- 21.9%	--	--	--
Under Contract	610	708	+ 16.1%	1,507	1,626	+ 7.9%
New Listings	759	785	+ 3.4%	1,642	1,838	+ 11.9%
Sold Listings	541	497	- 8.1%	1,309	1,279	- 2.3%
Days on Market Until Sale	27	21	- 22.2%	28	25	- 10.7%
Median Sales Price*	\$335,000	\$366,500	+ 9.4%	\$329,900	\$365,000	+ 10.6%
Average Sales Price*	\$350,147	\$399,088	+ 14.0%	\$347,635	\$391,788	+ 12.7%
Percent of List Price Received*	100.7%	100.9%	+ 0.2%	100.3%	100.4%	+ 0.1%

* 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	2017	2018	Percent Change from Previous Year	Thru 03-2017	Thru 03-2018	Percent Change from Previous Year
Inventory of Active Listings	115	70	- 39.1%	--	--	--
Under Contract	149	193	+ 29.5%	406	440	+ 8.4%
New Listings	185	183	- 1.1%	435	440	+ 1.1%
Sold Listings	156	137	- 12.2%	364	336	- 7.7%
Days on Market Until Sale	15	16	+ 6.7%	20	18	- 10.0%
Median Sales Price*	\$237,628	\$283,000	+ 19.1%	\$236,878	\$275,000	+ 16.1%
Average Sales Price*	\$242,318	\$282,237	+ 16.5%	\$236,932	\$273,481	+ 15.4%
Percent of List Price Received*	100.6%	101.5%	+ 0.9%	100.4%	101.0%	+ 0.6%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

