

Local Market Update for April 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Evergreen/Conifer

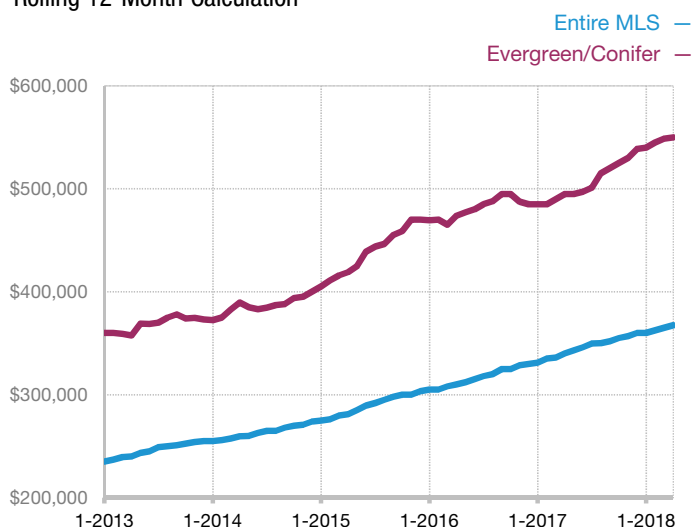
| Single Family | April | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2017 | 2018 | Percent Change from Previous Year | Thru 04-2017 | Thru 04-2018 | Percent Change from Previous Year |
| Inventory of Active Listings | 151 | 104 | - 31.1% | -- | -- | -- |
| Under Contract | 70 | 79 | + 12.9% | 228 | 232 | + 1.8% |
| New Listings | 74 | 86 | + 16.2% | 267 | 269 | + 0.7% |
| Sold Listings | 47 | 52 | + 10.6% | 187 | 172 | - 8.0% |
| Days on Market Until Sale | 37 | 37 | 0.0% | 57 | 49 | - 14.0% |
| Median Sales Price* | \$590,000 | \$665,000 | + 12.7% | \$530,000 | \$599,950 | + 13.2% |
| Average Sales Price* | \$608,251 | \$773,517 | + 27.2% | \$625,378 | \$709,674 | + 13.5% |
| Percent of List Price Received* | 99.5% | 99.1% | - 0.4% | 98.8% | 99.0% | + 0.2% |

* 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 | April | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2017 | 2018 | Percent Change from Previous Year | Thru 04-2017 | Thru 04-2018 | Percent Change from Previous Year |
| Inventory of Active Listings | 8 | 6 | - 25.0% | -- | -- | -- |
| Under Contract | 7 | 7 | 0.0% | 21 | 25 | + 19.0% |
| New Listings | 11 | 8 | - 27.3% | 28 | 25 | - 10.7% |
| Sold Listings | 5 | 5 | 0.0% | 14 | 17 | + 21.4% |
| Days on Market Until Sale | 48 | 8 | - 83.3% | 49 | 55 | + 12.2% |
| Median Sales Price* | \$450,000 | \$374,000 | - 16.9% | \$450,000 | \$471,200 | + 4.7% |
| Average Sales Price* | \$468,600 | \$372,400 | - 20.5% | \$449,393 | \$459,188 | + 2.2% |
| Percent of List Price Received* | 99.4% | 100.6% | + 1.2% | 100.9% | 99.2% | - 1.7% |

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

