

# Local Market Update for April 2018

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lone Tree

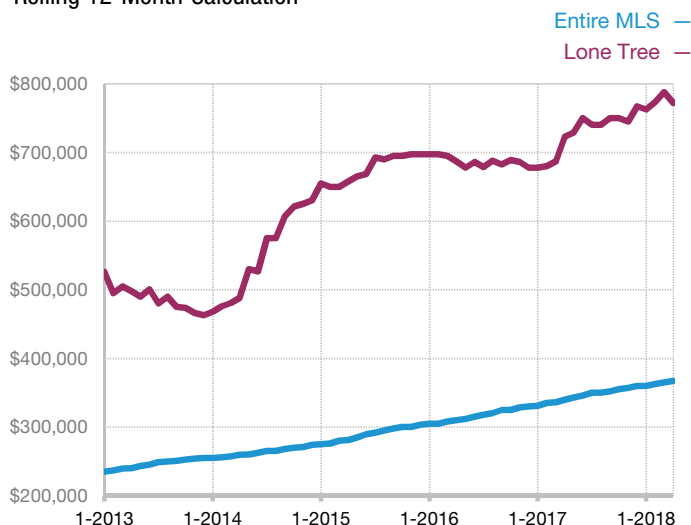
Single Family	April			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 04-2017	Thru 04-2018	Percent Change from Previous Year
Inventory of Active Listings	51	33	- 35.3%	--	--	--
Under Contract	23	15	- 34.8%	52	76	+ 46.2%
New Listings	29	18	- 37.9%	78	85	+ 9.0%
Sold Listings	13	21	+ 61.5%	39	66	+ 69.2%
Days on Market Until Sale	38	44	+ 15.8%	55	58	+ 5.5%
Median Sales Price*	\$848,000	\$775,000	- 8.6%	\$790,000	\$827,250	+ 4.7%
Average Sales Price*	\$924,990	\$902,086	- 2.5%	\$881,609	\$899,352	+ 2.0%
Percent of List Price Received*	98.1%	99.2%	+ 1.1%	97.9%	98.4%	+ 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	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	7	11	+ 57.1%	--	--	--
Under Contract	13	7	- 46.2%	31	22	- 29.0%
New Listings	11	16	+ 45.5%	34	33	- 2.9%
Sold Listings	11	6	- 45.5%	22	16	- 27.3%
Days on Market Until Sale	9	13	+ 44.4%	13	26	+ 100.0%
Median Sales Price*	\$435,000	\$501,500	+ 15.3%	\$397,900	\$490,500	+ 23.3%
Average Sales Price*	\$406,991	\$467,144	+ 14.8%	\$383,507	\$465,683	+ 21.4%
Percent of List Price Received*	101.2%	99.6%	- 1.6%	99.3%	99.5%	+ 0.2%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

