

# Local Market Update for July 2018

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Golden

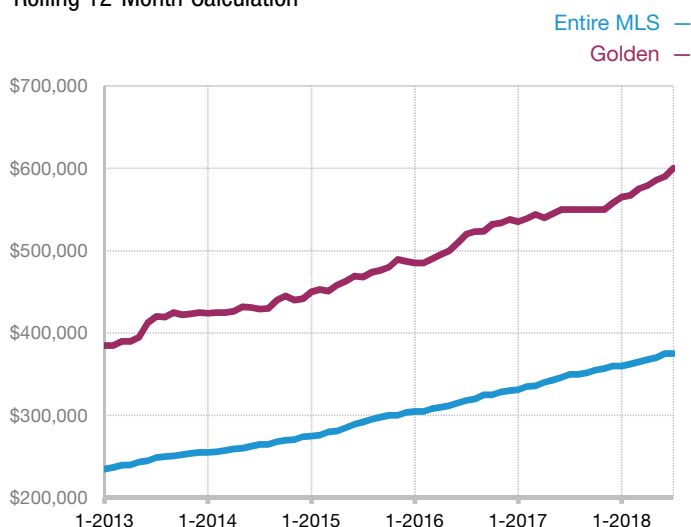
Single Family	July			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 07-2017	Thru 07-2018	Percent Change from Previous Year
Inventory of Active Listings	158	135	- 14.6%	--	--	--
Under Contract	72	69	- 4.2%	407	388	- 4.7%
New Listings	80	77	- 3.8%	513	491	- 4.3%
Sold Listings	59	62	+ 5.1%	374	363	- 2.9%
Days on Market Until Sale	27	25	- 7.4%	37	38	+ 2.7%
Median Sales Price*	\$575,000	\$682,450	+ 18.7%	\$578,059	\$639,000	+ 10.5%
Average Sales Price*	\$617,006	\$715,039	+ 15.9%	\$625,236	\$679,145	+ 8.6%
Percent of List Price Received*	99.6%	98.9%	- 0.7%	99.3%	99.3%	0.0%

\* 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	July			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 07-2017	Thru 07-2018	Percent Change from Previous Year
Inventory of Active Listings	21	15	- 28.6%	--	--	--
Under Contract	13	18	+ 38.5%	75	98	+ 30.7%
New Listings	15	15	0.0%	91	108	+ 18.7%
Sold Listings	11	27	+ 145.5%	72	97	+ 34.7%
Days on Market Until Sale	9	11	+ 22.2%	23	27	+ 17.4%
Median Sales Price*	\$324,800	\$414,000	+ 27.5%	\$292,250	\$480,500	+ 64.4%
Average Sales Price*	\$319,755	\$441,981	+ 38.2%	\$334,579	\$470,718	+ 40.7%
Percent of List Price Received*	101.6%	100.9%	- 0.7%	100.9%	101.1%	+ 0.2%

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



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

