

Local Market Update for August 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Centennial

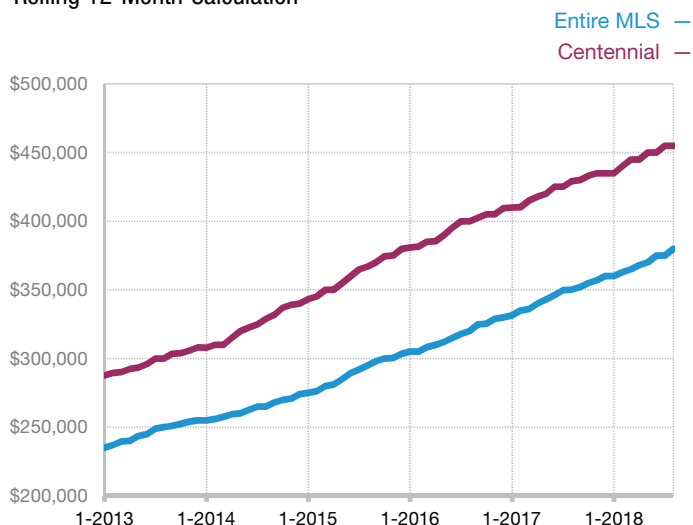
Single Family	August			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 08-2017	Thru 08-2018	Percent Change from Previous Year
Inventory of Active Listings	205	206	+ 0.5%	--	--	--
Under Contract	135	114	- 15.6%	1,242	1,080	- 13.0%
New Listings	152	162	+ 6.6%	1,404	1,331	- 5.2%
Sold Listings	166	151	- 9.0%	1,199	1,045	- 12.8%
Days on Market Until Sale	23	16	- 30.4%	21	16	- 23.8%
Median Sales Price*	\$450,000	\$455,000	+ 1.1%	\$437,000	\$470,000	+ 7.6%
Average Sales Price*	\$505,190	\$495,971	- 1.8%	\$478,524	\$508,511	+ 6.3%
Percent of List Price Received*	99.5%	99.4%	- 0.1%	100.0%	100.1%	+ 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	August			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 08-2017	Thru 08-2018	Percent Change from Previous Year
Inventory of Active Listings	42	60	+ 42.9%	--	--	--
Under Contract	35	41	+ 17.1%	310	298	- 3.9%
New Listings	35	59	+ 68.6%	346	357	+ 3.2%
Sold Listings	39	35	- 10.3%	305	270	- 11.5%
Days on Market Until Sale	13	16	+ 23.1%	12	18	+ 50.0%
Median Sales Price*	\$283,000	\$315,000	+ 11.3%	\$275,000	\$297,950	+ 8.3%
Average Sales Price*	\$296,901	\$317,725	+ 7.0%	\$289,044	\$312,134	+ 8.0%
Percent of List Price Received*	99.8%	100.3%	+ 0.5%	100.8%	100.7%	- 0.1%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

