

Local Market Update for September 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Jefferson County

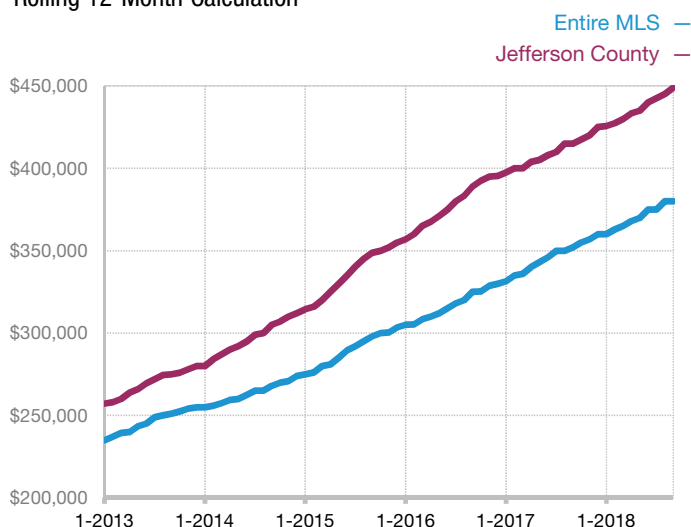
Single Family	September			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 09-2017	Thru 09-2018	Percent Change from Previous Year
Inventory of Active Listings	1,354	1,058	- 21.9%	--	--	--
Under Contract	634	598	- 5.7%	6,188	5,999	- 3.1%
New Listings	774	780	+ 0.8%	7,361	7,198	- 2.2%
Sold Listings	691	514	- 25.6%	5,994	5,702	- 4.9%
Days on Market Until Sale	25	24	- 4.0%	25	23	- 8.0%
Median Sales Price*	\$420,000	\$445,000	+ 6.0%	\$425,000	\$455,000	+ 7.1%
Average Sales Price*	\$472,204	\$508,811	+ 7.8%	\$480,175	\$519,549	+ 8.2%
Percent of List Price Received*	99.3%	99.1%	- 0.2%	100.0%	100.2%	+ 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	September			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 09-2017	Thru 09-2018	Percent Change from Previous Year
Inventory of Active Listings	269	269	0.0%	--	--	--
Under Contract	257	230	- 10.5%	2,168	2,120	- 2.2%
New Listings	307	284	- 7.5%	2,420	2,409	- 0.5%
Sold Listings	243	228	- 6.2%	2,042	2,006	- 1.8%
Days on Market Until Sale	13	17	+ 30.8%	12	15	+ 25.0%
Median Sales Price*	\$267,000	\$280,000	+ 4.9%	\$254,250	\$280,750	+ 10.4%
Average Sales Price*	\$286,064	\$297,042	+ 3.8%	\$271,776	\$308,031	+ 13.3%
Percent of List Price Received*	100.4%	99.9%	- 0.5%	101.3%	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

