

Local Market Update for December 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Centennial

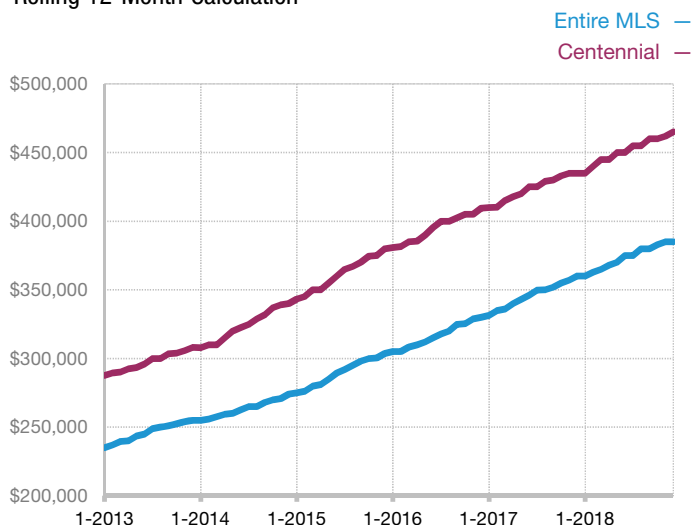
Single Family	December			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 12-2017	Thru 12-2018	Percent Change from Previous Year
Inventory of Active Listings	98	118	+ 20.4%	--	--	--
Under Contract	69	106	+ 53.6%	1,658	1,490	- 10.1%
New Listings	42	61	+ 45.2%	1,785	1,766	- 1.1%
Sold Listings	111	109	- 1.8%	1,689	1,454	- 13.9%
Days on Market Until Sale	35	49	+ 40.0%	23	20	- 13.0%
Median Sales Price*	\$429,000	\$480,000	+ 11.9%	\$435,000	\$465,000	+ 6.9%
Average Sales Price*	\$475,281	\$535,801	+ 12.7%	\$476,351	\$506,328	+ 6.3%
Percent of List Price Received*	99.0%	97.5%	- 1.5%	99.8%	99.6%	- 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	December			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 12-2017	Thru 12-2018	Percent Change from Previous Year
Inventory of Active Listings	23	43	+ 87.0%	--	--	--
Under Contract	18	15	- 16.7%	425	417	- 1.9%
New Listings	20	21	+ 5.0%	457	487	+ 6.6%
Sold Listings	28	19	- 32.1%	441	405	- 8.2%
Days on Market Until Sale	16	23	+ 43.8%	13	19	+ 46.2%
Median Sales Price*	\$272,500	\$286,000	+ 5.0%	\$278,000	\$305,000	+ 9.7%
Average Sales Price*	\$310,127	\$285,837	- 7.8%	\$293,876	\$313,797	+ 6.8%
Percent of List Price Received*	99.7%	98.5%	- 1.2%	100.5%	100.1%	- 0.4%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

