

Local Market Update for March 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Denver

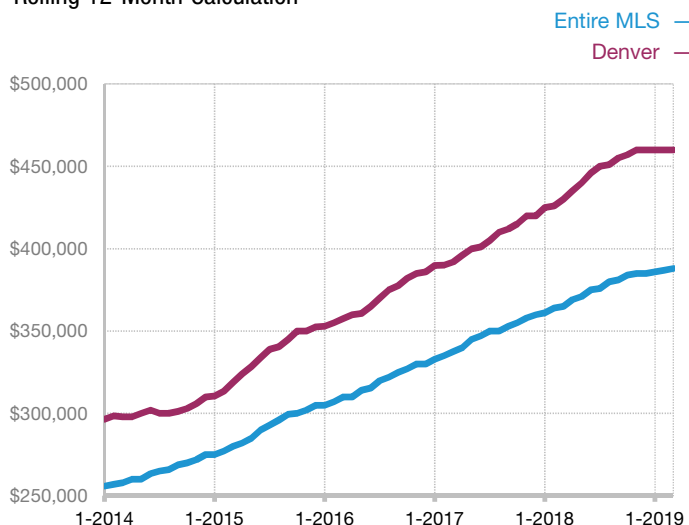
Single Family	March			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 03-2018	Thru 03-2019	Percent Change from Previous Year
Inventory of Active Listings	762	797	+ 4.6%	--	--	--
Under Contract	763	765	+ 0.3%	1,872	1,982	+ 5.9%
New Listings	899	813	- 9.6%	2,149	2,266	+ 5.4%
Sold Listings	645	628	- 2.6%	1,570	1,546	- 1.5%
Days on Market Until Sale	18	28	+ 55.6%	23	33	+ 43.5%
Median Sales Price*	\$456,000	\$464,845	+ 1.9%	\$443,683	\$441,000	- 0.6%
Average Sales Price*	\$561,106	\$579,948	+ 3.4%	\$543,900	\$554,978	+ 2.0%
Percent of List Price Received*	101.2%	99.2%	- 2.0%	100.3%	98.9%	- 1.4%

* 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	March			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 03-2018	Thru 03-2019	Percent Change from Previous Year
Inventory of Active Listings	899	981	+ 9.1%	--	--	--
Under Contract	585	633	+ 8.2%	1,498	1,538	+ 2.7%
New Listings	716	776	+ 8.4%	1,764	1,967	+ 11.5%
Sold Listings	550	472	- 14.2%	1,325	1,161	- 12.4%
Days on Market Until Sale	35	37	+ 5.7%	38	41	+ 7.9%
Median Sales Price*	\$365,000	\$355,000	- 2.7%	\$375,000	\$352,000	- 6.1%
Average Sales Price*	\$412,825	\$441,227	+ 6.9%	\$422,779	\$438,012	+ 3.6%
Percent of List Price Received*	100.0%	99.0%	- 1.0%	99.7%	98.6%	- 1.1%

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

