

Local Market Update for March 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Parker

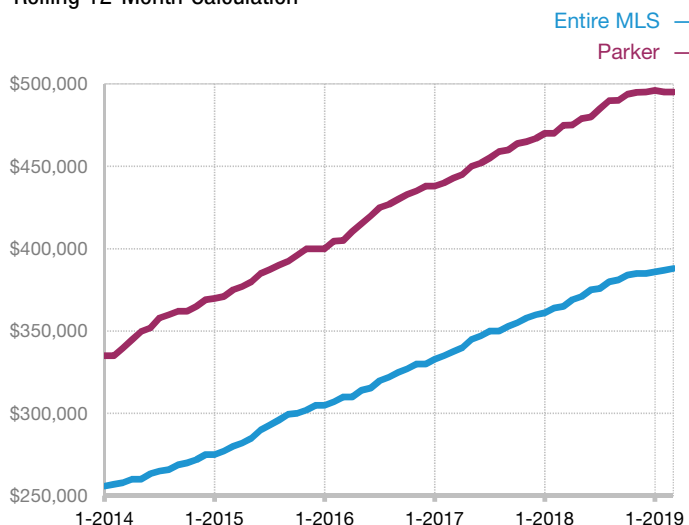
Single Family	March			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 03-2018	Thru 03-2019	Percent Change from Previous Year
Inventory of Active Listings	249	261	+ 4.8%	--	--	--
Under Contract	208	186	- 10.6%	494	467	- 5.5%
New Listings	227	232	+ 2.2%	567	556	- 1.9%
Sold Listings	171	140	- 18.1%	386	354	- 8.3%
Days on Market Until Sale	34	35	+ 2.9%	38	48	+ 26.3%
Median Sales Price*	\$491,000	\$490,000	- 0.2%	\$489,650	\$492,250	+ 0.5%
Average Sales Price*	\$544,339	\$530,147	- 2.6%	\$529,546	\$536,477	+ 1.3%
Percent of List Price Received*	99.8%	99.7%	- 0.1%	99.7%	99.2%	- 0.5%

* 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	74	72	- 2.7%	--	--	--
Under Contract	34	47	+ 38.2%	78	121	+ 55.1%
New Listings	39	50	+ 28.2%	87	128	+ 47.1%
Sold Listings	29	30	+ 3.4%	59	69	+ 16.9%
Days on Market Until Sale	8	19	+ 137.5%	12	31	+ 158.3%
Median Sales Price*	\$290,000	\$289,000	- 0.3%	\$285,000	\$293,000	+ 2.8%
Average Sales Price*	\$299,008	\$293,793	- 1.7%	\$294,283	\$306,697	+ 4.2%
Percent of List Price Received*	101.5%	99.1%	- 2.4%	101.0%	99.4%	- 1.6%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

