

Local Market Update for April 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Monument

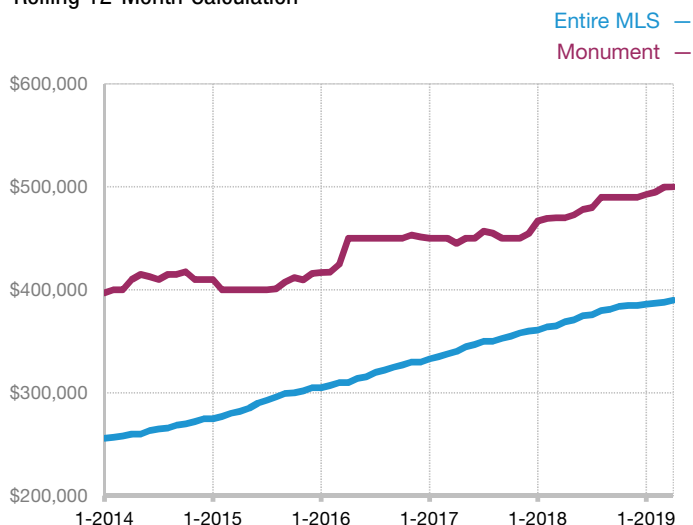
Single Family	April			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 04-2018	Thru 04-2019	Percent Change from Previous Year
Inventory of Active Listings	63	40	- 36.5%	--	--	--
Under Contract	36	43	+ 19.4%	107	117	+ 9.3%
New Listings	58	37	- 36.2%	142	130	- 8.5%
Sold Listings	22	20	- 9.1%	101	76	- 24.8%
Days on Market Until Sale	40	39	- 2.5%	47	48	+ 2.1%
Median Sales Price*	\$472,500	\$493,000	+ 4.3%	\$475,000	\$504,000	+ 6.1%
Average Sales Price*	\$536,418	\$523,222	- 2.5%	\$502,975	\$519,808	+ 3.3%
Percent of List Price Received*	100.9%	98.9%	- 2.0%	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.

Townhouse-Condo	April			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 04-2018	Thru 04-2019	Percent Change from Previous Year
Inventory of Active Listings	3	5	+ 66.7%	--	--	--
Under Contract	1	8	+ 700.0%	3	17	+ 466.7%
New Listings	1	7	+ 600.0%	6	18	+ 200.0%
Sold Listings	0	2	--	2	8	+ 300.0%
Days on Market Until Sale	0	77	--	7	63	+ 800.0%
Median Sales Price*	\$0	\$308,950	--	\$315,000	\$311,000	- 1.3%
Average Sales Price*	\$0	\$308,950	--	\$315,000	\$332,715	+ 5.6%
Percent of List Price Received*	0.0%	99.5%	--	101.3%	99.6%	- 1.7%

* 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

