

Local Market Update for April 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lone Tree

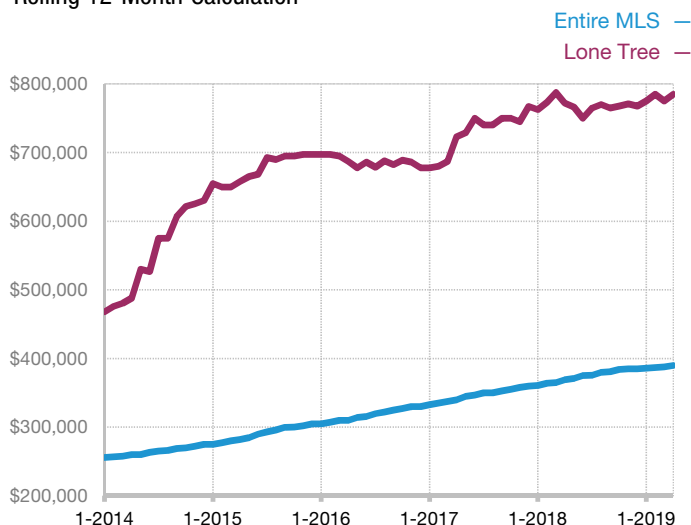
Single Family	April			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 04-2018	Thru 04-2019	Percent Change from Previous Year
Inventory of Active Listings	40	41	+ 2.5%	--	--	--
Under Contract	13	17	+ 30.8%	72	53	- 26.4%
New Listings	18	30	+ 66.7%	85	82	- 3.5%
Sold Listings	21	10	- 52.4%	66	43	- 34.8%
Days on Market Until Sale	44	66	+ 50.0%	58	43	- 25.9%
Median Sales Price*	\$775,000	\$865,000	+ 11.6%	\$827,250	\$820,000	- 0.9%
Average Sales Price*	\$900,896	\$1,007,227	+ 11.8%	\$898,973	\$959,946	+ 6.8%
Percent of List Price Received*	99.1%	96.6%	- 2.5%	98.3%	98.6%	+ 0.3%

* 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	14	5	- 64.3%	--	--	--
Under Contract	7	11	+ 57.1%	22	32	+ 45.5%
New Listings	16	8	- 50.0%	33	31	- 6.1%
Sold Listings	6	6	0.0%	16	23	+ 43.8%
Days on Market Until Sale	13	8	- 38.5%	26	38	+ 46.2%
Median Sales Price*	\$501,500	\$429,250	- 14.4%	\$490,500	\$413,750	- 15.6%
Average Sales Price*	\$467,144	\$461,750	- 1.2%	\$465,683	\$433,965	- 6.8%
Percent of List Price Received*	99.6%	98.5%	- 1.1%	99.5%	98.8%	- 0.7%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

