

# Local Market Update for April 2019

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lakewood

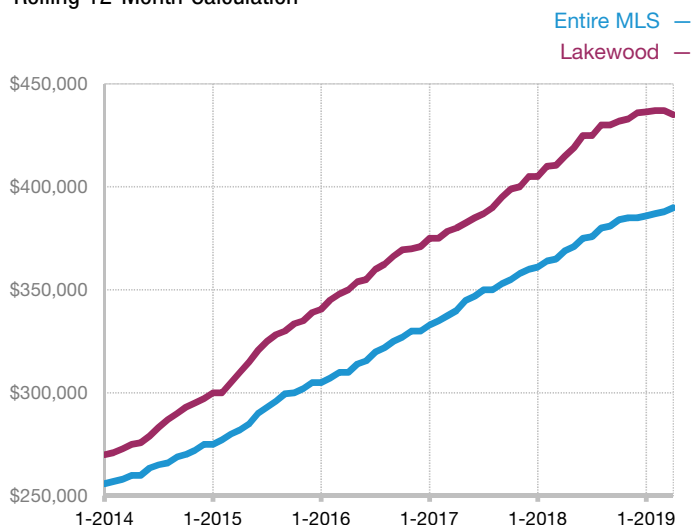
Single Family	April			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 04-2018	Thru 04-2019	Percent Change from Previous Year
Inventory of Active Listings	156	125	- 19.9%	--	--	--
Under Contract	162	163	+ 0.6%	499	505	+ 1.2%
New Listings	191	179	- 6.3%	579	556	- 4.0%
Sold Listings	136	133	- 2.2%	409	415	+ 1.5%
Days on Market Until Sale	19	17	- 10.5%	26	28	+ 7.7%
Median Sales Price*	\$443,700	\$435,000	- 2.0%	\$436,000	\$435,000	- 0.2%
Average Sales Price*	\$496,319	\$482,979	- 2.7%	\$478,714	\$478,530	- 0.0%
Percent of List Price Received*	101.3%	100.0%	- 1.3%	100.5%	99.2%	- 1.3%

\* 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	70	55	- 21.4%	--	--	--
Under Contract	104	127	+ 22.1%	373	376	+ 0.8%
New Listings	124	109	- 12.1%	389	375	- 3.6%
Sold Listings	103	102	- 1.0%	321	308	- 4.0%
Days on Market Until Sale	12	19	+ 58.3%	15	22	+ 46.7%
Median Sales Price*	\$256,000	\$257,500	+ 0.6%	\$250,000	\$273,475	+ 9.4%
Average Sales Price*	\$266,662	\$279,481	+ 4.8%	\$272,679	\$294,805	+ 8.1%
Percent of List Price Received*	102.1%	99.8%	- 2.3%	101.6%	99.8%	- 1.8%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

