

# Local Market Update for May 2019

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lone Tree

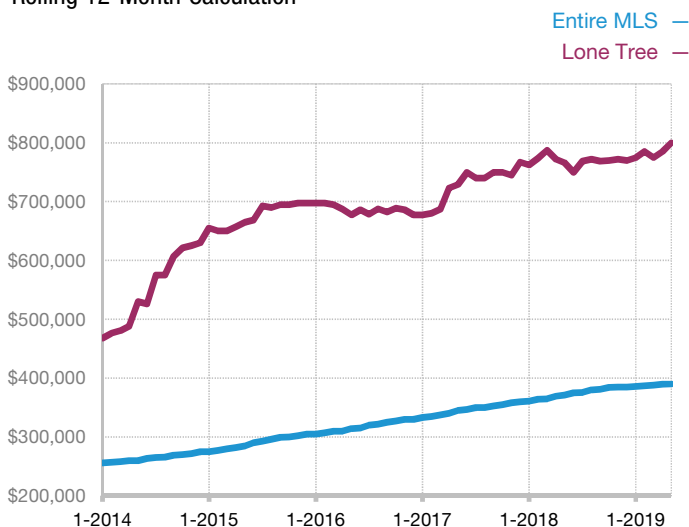
Single Family	May			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 05-2018	Thru 05-2019	Percent Change from Previous Year
Inventory of Active Listings	45	51	+ 13.3%	--	--	--
Under Contract	21	20	- 4.8%	93	71	- 23.7%
New Listings	27	30	+ 11.1%	112	112	0.0%
Sold Listings	13	17	+ 30.8%	79	60	- 24.1%
Days on Market Until Sale	10	29	+ 190.0%	50	39	- 22.0%
Median Sales Price*	\$645,000	\$930,000	+ 44.2%	\$827,000	\$875,000	+ 5.8%
Average Sales Price*	\$877,457	\$993,367	+ 13.2%	\$895,433	\$969,416	+ 8.3%
Percent of List Price Received*	99.3%	99.2%	- 0.1%	98.5%	98.8%	+ 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	May			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 05-2018	Thru 05-2019	Percent Change from Previous Year
Inventory of Active Listings	11	13	+ 18.2%	--	--	--
Under Contract	10	5	- 50.0%	32	34	+ 6.3%
New Listings	7	12	+ 71.4%	40	43	+ 7.5%
Sold Listings	7	8	+ 14.3%	23	31	+ 34.8%
Days on Market Until Sale	24	26	+ 8.3%	25	35	+ 40.0%
Median Sales Price*	\$457,000	\$430,000	- 5.9%	\$460,000	\$413,750	- 10.1%
Average Sales Price*	\$398,429	\$444,081	+ 11.5%	\$445,214	\$436,576	- 1.9%
Percent of List Price Received*	99.7%	98.5%	- 1.2%	99.5%	98.7%	- 0.8%

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



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

