

Local Market Update for June 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
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Denver

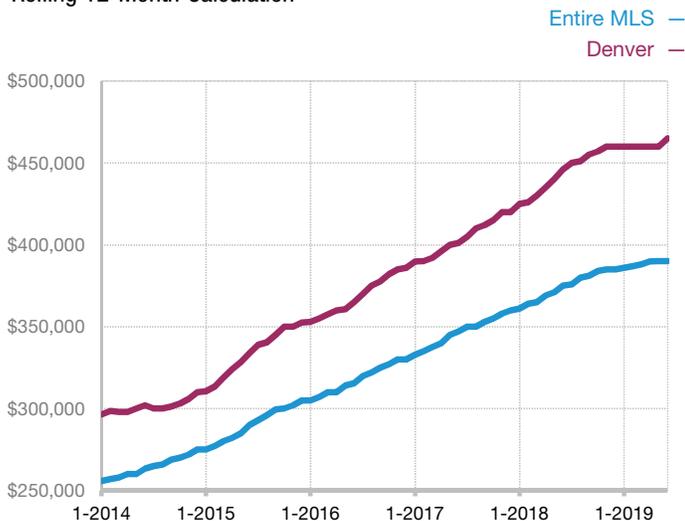
Single Family	June			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 06-2018	Thru 06-2019	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	1,184	1,212	+ 2.4%	--	--	--
Under Contract	764	854	+ 11.8%	4,273	4,511	+ 5.6%
New Listings	953	992	+ 4.1%	5,214	5,541	+ 6.3%
Sold Listings	866	782	- 9.7%	4,030	3,953	- 1.9%
Days on Market Until Sale	15	19	+ 26.7%	19	26	+ 36.8%
Median Sales Price*	\$477,500	\$500,000	+ 4.7%	\$468,000	\$475,000	+ 1.5%
Average Sales Price*	\$576,509	\$598,670	+ 3.8%	\$567,718	\$589,676	+ 3.9%
Percent of List Price Received*	100.7%	99.8%	- 0.9%	100.7%	99.3%	- 1.4%

* 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	June			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 06-2018	Thru 06-2019	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	1,059	1,255	+ 18.5%	--	--	--
Under Contract	557	670	+ 20.3%	3,233	3,392	+ 4.9%
New Listings	697	816	+ 17.1%	3,926	4,461	+ 13.6%
Sold Listings	593	539	- 9.1%	3,080	2,979	- 3.3%
Days on Market Until Sale	23	31	+ 34.8%	30	36	+ 20.0%
Median Sales Price*	\$364,000	\$380,000	+ 4.4%	\$377,000	\$360,000	- 4.5%
Average Sales Price*	\$439,404	\$459,427	+ 4.6%	\$431,894	\$447,794	+ 3.7%
Percent of List Price Received*	100.0%	99.1%	- 0.9%	100.0%	99.0%	- 1.0%

* 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

