

Local Market Update for June 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Highlands Ranch

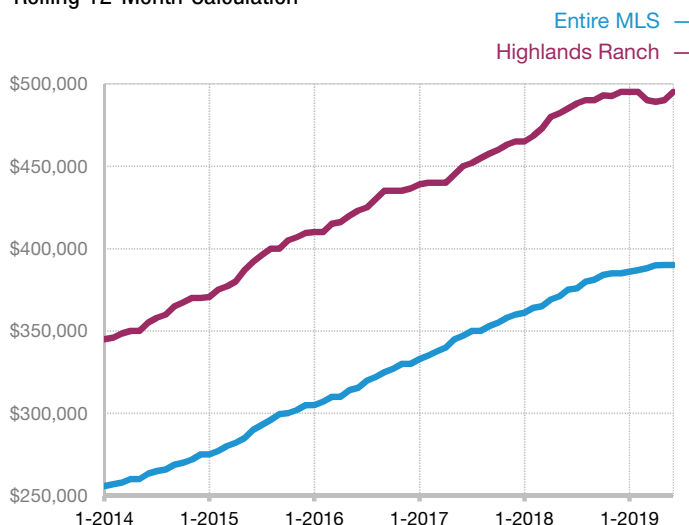
Single Family	June			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 06-2018	Thru 06-2019	Percent Change from Previous Year
Inventory of Active Listings	180	192	+ 6.7%	--	--	--
Under Contract	164	160	- 2.4%	825	853	+ 3.4%
New Listings	202	192	- 5.0%	971	1,022	+ 5.3%
Sold Listings	184	157	- 14.7%	743	750	+ 0.9%
Days on Market Until Sale	13	14	+ 7.7%	17	21	+ 23.5%
Median Sales Price*	\$494,950	\$530,000	+ 7.1%	\$507,000	\$505,250	- 0.3%
Average Sales Price*	\$562,089	\$615,932	+ 9.6%	\$569,383	\$587,527	+ 3.2%
Percent of List Price Received*	100.5%	99.8%	- 0.7%	100.6%	99.8%	- 0.8%

* 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		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 06-2018	Thru 06-2019	Percent Change from Previous Year
Inventory of Active Listings	48	55	+ 14.6%	--	--	--
Under Contract	27	21	- 22.2%	183	163	- 10.9%
New Listings	40	28	- 30.0%	226	200	- 11.5%
Sold Listings	41	32	- 22.0%	166	152	- 8.4%
Days on Market Until Sale	15	18	+ 20.0%	15	29	+ 93.3%
Median Sales Price*	\$388,000	\$380,000	- 2.1%	\$367,500	\$374,625	+ 1.9%
Average Sales Price*	\$393,008	\$383,459	- 2.4%	\$384,498	\$383,789	- 0.2%
Percent of List Price Received*	99.9%	99.3%	- 0.6%	100.0%	99.3%	- 0.7%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

