

Local Market Update for June 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arapahoe County

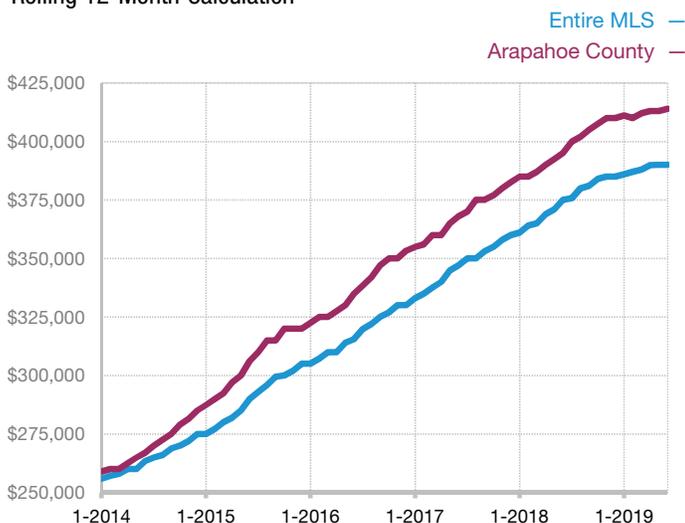
Single Family	June			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 06-2018	Thru 06-2019	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	1,122	1,161	+ 3.5%	--	--	--
Under Contract	749	904	+ 20.7%	4,148	4,473	+ 7.8%
New Listings	1,002	998	- 0.4%	4,988	5,350	+ 7.3%
Sold Listings	852	843	- 1.1%	3,782	3,902	+ 3.2%
Days on Market Until Sale	17	17	0.0%	20	26	+ 30.0%
Median Sales Price*	\$425,000	\$425,000	0.0%	\$415,000	\$418,825	+ 0.9%
Average Sales Price*	\$525,579	\$527,404	+ 0.3%	\$504,309	\$504,468	+ 0.0%
Percent of List Price Received*	100.5%	99.6%	- 0.9%	100.5%	99.6%	- 0.9%

* 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	415	517	+ 24.6%	--	--	--
Under Contract	377	417	+ 10.6%	2,048	2,171	+ 6.0%
New Listings	466	479	+ 2.8%	2,296	2,585	+ 12.6%
Sold Listings	377	344	- 8.8%	1,904	1,917	+ 0.7%
Days on Market Until Sale	13	27	+ 107.7%	16	26	+ 62.5%
Median Sales Price*	\$266,100	\$270,000	+ 1.5%	\$255,000	\$270,000	+ 5.9%
Average Sales Price*	\$290,269	\$288,425	- 0.6%	\$272,019	\$290,157	+ 6.7%
Percent of List Price Received*	100.8%	99.6%	- 1.2%	101.0%	99.5%	- 1.5%

* 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

