

Local Market Update for July 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lone Tree

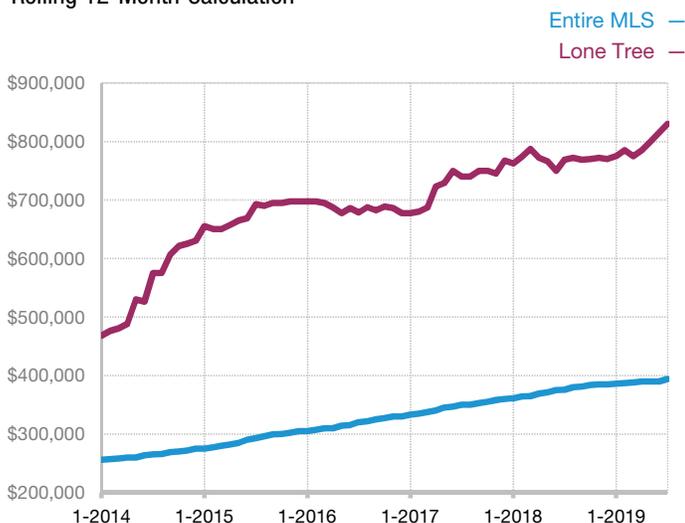
Single Family	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	58	56	- 3.4%	--	--	--
Under Contract	11	13	+ 18.2%	117	95	- 18.8%
New Listings	26	18	- 30.8%	157	155	- 1.3%
Sold Listings	15	19	+ 26.7%	114	92	- 19.3%
Days on Market Until Sale	30	29	- 3.3%	43	35	- 18.6%
Median Sales Price*	\$772,025	\$832,000	+ 7.8%	\$780,000	\$866,250	+ 11.1%
Average Sales Price*	\$803,968	\$976,426	+ 21.5%	\$870,300	\$970,354	+ 11.5%
Percent of List Price Received*	97.2%	97.7%	+ 0.5%	98.4%	98.5%	+ 0.1%

* 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	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	16	14	- 12.5%	--	--	--
Under Contract	11	10	- 9.1%	50	52	+ 4.0%
New Listings	13	9	- 30.8%	67	62	- 7.5%
Sold Listings	11	6	- 45.5%	44	44	0.0%
Days on Market Until Sale	34	19	- 44.1%	26	30	+ 15.4%
Median Sales Price*	\$499,000	\$449,500	- 9.9%	\$460,000	\$430,000	- 6.5%
Average Sales Price*	\$472,027	\$461,883	- 2.1%	\$452,982	\$448,138	- 1.1%
Percent of List Price Received*	99.3%	99.5%	+ 0.2%	99.2%	99.0%	- 0.2%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

