

Local Market Update for July 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Parker

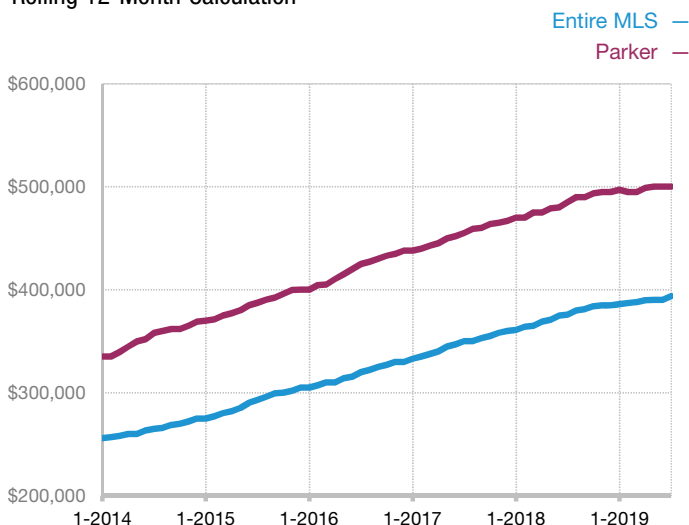
Single Family	July			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Inventory of Active Listings	482	387	- 19.7%	--	--	--
Under Contract	200	238	+ 19.0%	1,343	1,383	+ 3.0%
New Listings	300	247	- 17.7%	1,742	1,750	+ 0.5%
Sold Listings	201	223	+ 10.9%	1,226	1,210	- 1.3%
Days on Market Until Sale	28	26	- 7.1%	27	35	+ 29.6%
Median Sales Price*	\$505,000	\$516,000	+ 2.2%	\$499,250	\$508,100	+ 1.8%
Average Sales Price*	\$560,355	\$568,923	+ 1.5%	\$548,071	\$563,491	+ 2.8%
Percent of List Price Received*	99.5%	99.6%	+ 0.1%	99.9%	99.3%	- 0.6%

* 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		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Inventory of Active Listings	86	87	+ 1.2%	--	--	--
Under Contract	34	26	- 23.5%	228	259	+ 13.6%
New Listings	42	58	+ 38.1%	259	322	+ 24.3%
Sold Listings	30	28	- 6.7%	189	245	+ 29.6%
Days on Market Until Sale	24	26	+ 8.3%	16	41	+ 156.3%
Median Sales Price*	\$303,000	\$297,500	- 1.8%	\$287,500	\$300,000	+ 4.3%
Average Sales Price*	\$314,711	\$314,116	- 0.2%	\$302,622	\$314,254	+ 3.8%
Percent of List Price Received*	100.6%	99.8%	- 0.8%	101.0%	99.6%	- 1.4%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

