

Local Market Update for July 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Parker

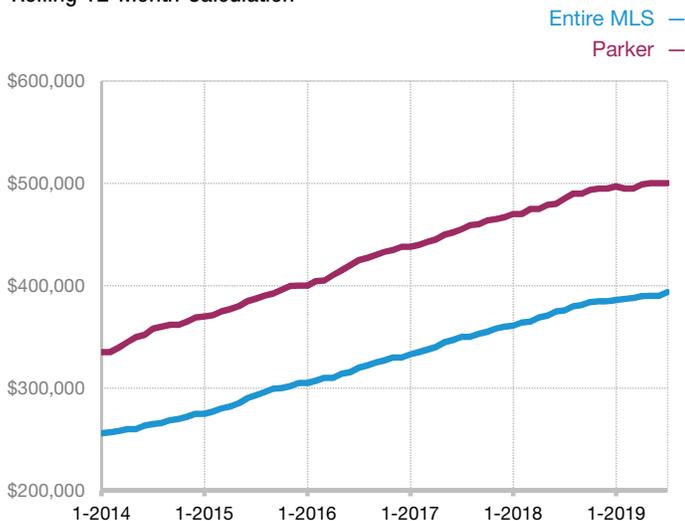
| Single Family | July | | | Year to Date | | |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| | 2018 | 2019 | Percent Change from Previous Year | Thru 07-2018 | Thru 07-2019 | Percent Change from Previous Year |
| Key Metrics | | | | | | |
| 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 | | |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| | 2018 | 2019 | Percent Change from Previous Year | Thru 07-2018 | Thru 07-2019 | Percent Change from Previous Year |
| Key Metrics | | | | | | |
| 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% |

* 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

