

Local Market Update for July 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Douglas County

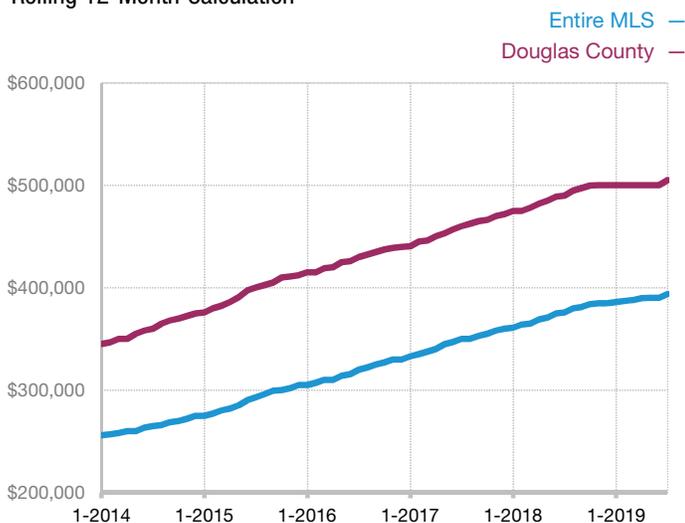
Single Family	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	1,440	1,345	- 6.6%	--	--	--
Under Contract	612	664	+ 8.5%	4,233	4,247	+ 0.3%
New Listings	789	746	- 5.4%	5,313	5,439	+ 2.4%
Sold Listings	670	654	- 2.4%	3,891	3,834	- 1.5%
Days on Market Until Sale	32	30	- 6.3%	32	35	+ 9.4%
Median Sales Price*	\$508,250	\$530,000	+ 4.3%	\$506,000	\$514,250	+ 1.6%
Average Sales Price*	\$576,067	\$608,291	+ 5.6%	\$582,034	\$594,602	+ 2.2%
Percent of List Price Received*	99.4%	99.2%	- 0.2%	99.8%	99.3%	- 0.5%

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

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	192	212	+ 10.4%	--	--	--
Under Contract	111	123	+ 10.8%	721	755	+ 4.7%
New Listings	125	149	+ 19.2%	831	919	+ 10.6%
Sold Listings	109	111	+ 1.8%	665	682	+ 2.6%
Days on Market Until Sale	22	33	+ 50.0%	18	34	+ 88.9%
Median Sales Price*	\$340,000	\$338,000	- 0.6%	\$339,500	\$335,000	- 1.3%
Average Sales Price*	\$366,864	\$353,269	- 3.7%	\$356,163	\$352,254	- 1.1%
Percent of List Price Received*	99.9%	99.1%	- 0.8%	100.2%	99.3%	- 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

