

Local Market Update for July 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Evergreen/Conifer

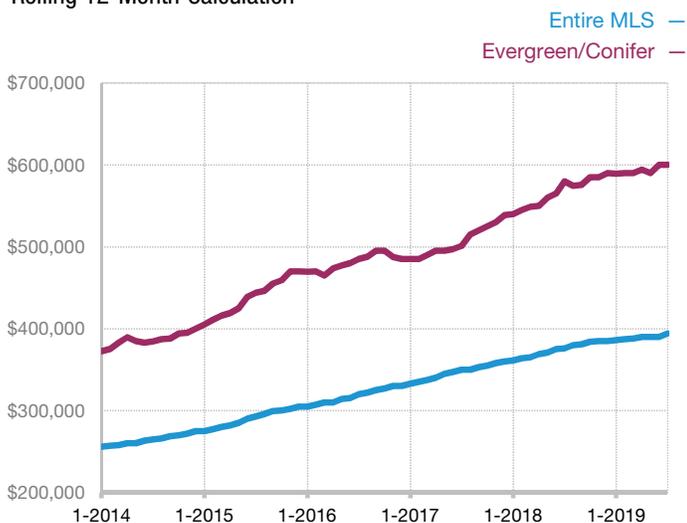
Single Family	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Inventory of Active Listings	170	208	+ 22.4%	--	--	--
Under Contract	73	71	- 2.7%	467	432	- 7.5%
New Listings	89	94	+ 5.6%	576	640	+ 11.1%
Sold Listings	103	67	- 35.0%	427	392	- 8.2%
Days on Market Until Sale	33	31	- 6.1%	40	32	- 20.0%
Median Sales Price*	\$615,000	\$605,000	- 1.6%	\$600,000	\$625,000	+ 4.2%
Average Sales Price*	\$723,516	\$770,304	+ 6.5%	\$710,498	\$708,513	- 0.3%
Percent of List Price Received*	99.4%	97.8%	- 1.6%	99.5%	98.6%	- 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	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Inventory of Active Listings	10	23	+ 130.0%	--	--	--
Under Contract	13	5	- 61.5%	49	48	- 2.0%
New Listings	6	5	- 16.7%	52	61	+ 17.3%
Sold Listings	4	7	+ 75.0%	40	42	+ 5.0%
Days on Market Until Sale	41	28	- 31.7%	42	29	- 31.0%
Median Sales Price*	\$541,500	\$400,000	- 26.1%	\$462,500	\$385,750	- 16.6%
Average Sales Price*	\$568,000	\$490,000	- 13.7%	\$465,698	\$416,888	- 10.5%
Percent of List Price Received*	99.5%	99.0%	- 0.5%	99.4%	98.5%	- 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

