

# Local Market Update for August 2019

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Golden

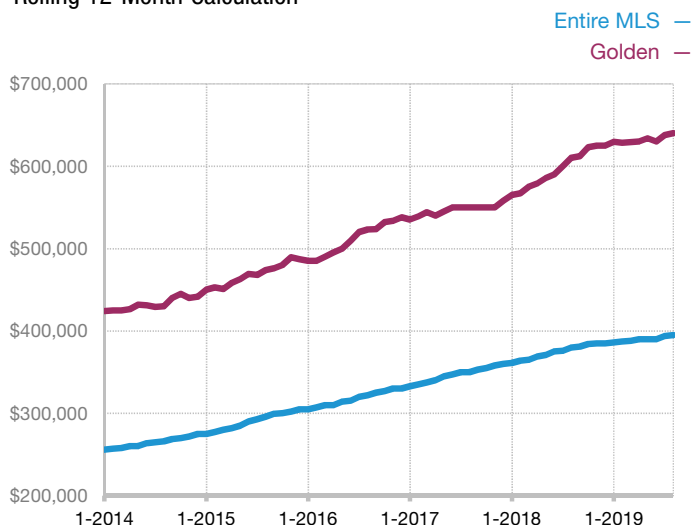
Single Family	August			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 08-2018	Thru 08-2019	Percent Change from Previous Year
Inventory of Active Listings	154	140	- 9.1%	--	--	--
Under Contract	60	67	+ 11.7%	444	445	+ 0.2%
New Listings	71	82	+ 15.5%	560	584	+ 4.3%
Sold Listings	67	66	- 1.5%	433	413	- 4.6%
Days on Market Until Sale	23	30	+ 30.4%	35	34	- 2.9%
Median Sales Price*	\$608,000	\$622,500	+ 2.4%	\$630,000	\$660,000	+ 4.8%
Average Sales Price*	\$647,296	\$690,871	+ 6.7%	\$673,299	\$704,787	+ 4.7%
Percent of List Price Received*	99.6%	98.7%	- 0.9%	99.3%	99.2%	- 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	August			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 08-2018	Thru 08-2019	Percent Change from Previous Year
Inventory of Active Listings	19	32	+ 68.4%	--	--	--
Under Contract	18	22	+ 22.2%	114	124	+ 8.8%
New Listings	17	26	+ 52.9%	126	165	+ 31.0%
Sold Listings	19	22	+ 15.8%	117	112	- 4.3%
Days on Market Until Sale	13	41	+ 215.4%	25	29	+ 16.0%
Median Sales Price*	\$335,000	\$422,000	+ 26.0%	\$430,000	\$436,000	+ 1.4%
Average Sales Price*	\$420,797	\$479,795	+ 14.0%	\$458,983	\$467,471	+ 1.8%
Percent of List Price Received*	101.4%	98.6%	- 2.8%	101.1%	99.2%	- 1.9%

\* 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

