

Local Market Update for August 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lone Tree

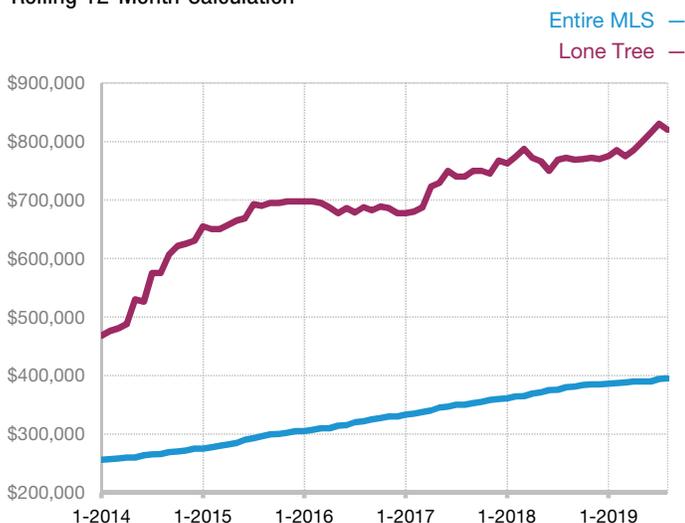
Single Family	August			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 08-2018	Thru 08-2019	Percent Change from Previous Year
Inventory of Active Listings	52	41	- 21.2%	--	--	--
Under Contract	14	15	+ 7.1%	131	110	- 16.0%
New Listings	14	15	+ 7.1%	171	170	- 0.6%
Sold Listings	10	12	+ 20.0%	124	104	- 16.1%
Days on Market Until Sale	9	58	+ 544.4%	41	38	- 7.3%
Median Sales Price*	\$804,500	\$756,500	- 6.0%	\$780,000	\$857,450	+ 9.9%
Average Sales Price*	\$882,669	\$913,708	+ 3.5%	\$871,298	\$963,818	+ 10.6%
Percent of List Price Received*	99.4%	96.9%	- 2.5%	98.4%	98.3%	- 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		
	2018	2019	Percent Change from Previous Year	Thru 08-2018	Thru 08-2019	Percent Change from Previous Year
Inventory of Active Listings	16	11	- 31.3%	--	--	--
Under Contract	5	5	0.0%	55	57	+ 3.6%
New Listings	6	8	+ 33.3%	73	70	- 4.1%
Sold Listings	7	8	+ 14.3%	51	52	+ 2.0%
Days on Market Until Sale	11	26	+ 136.4%	24	30	+ 25.0%
Median Sales Price*	\$450,000	\$436,000	- 3.1%	\$460,000	\$430,000	- 6.5%
Average Sales Price*	\$475,057	\$419,675	- 11.7%	\$456,012	\$443,759	- 2.7%
Percent of List Price Received*	99.3%	99.0%	- 0.3%	99.2%	99.0%	- 0.2%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

