

Local Market Update for September 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Highlands Ranch

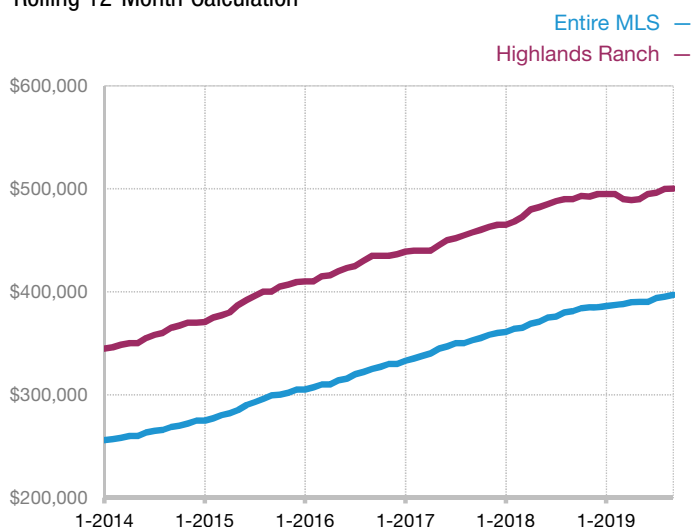
Single Family	September			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 09-2018	Thru 09-2019	Percent Change from Previous Year
Inventory of Active Listings	191	170	- 11.0%	--	--	--
Under Contract	105	131	+ 24.8%	1,214	1,256	+ 3.5%
New Listings	138	142	+ 2.9%	1,427	1,486	+ 4.1%
Sold Listings	117	119	+ 1.7%	1,189	1,178	- 0.9%
Days on Market Until Sale	24	21	- 12.5%	17	21	+ 23.5%
Median Sales Price*	\$479,700	\$500,000	+ 4.2%	\$500,000	\$505,000	+ 1.0%
Average Sales Price*	\$574,905	\$554,849	- 3.5%	\$568,318	\$581,627	+ 2.3%
Percent of List Price Received*	99.4%	99.6%	+ 0.2%	100.3%	99.7%	- 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	September			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 09-2018	Thru 09-2019	Percent Change from Previous Year
Inventory of Active Listings	52	45	- 13.5%	--	--	--
Under Contract	21	31	+ 47.6%	262	262	0.0%
New Listings	26	33	+ 26.9%	317	298	- 6.0%
Sold Listings	23	26	+ 13.0%	250	243	- 2.8%
Days on Market Until Sale	37	39	+ 5.4%	18	31	+ 72.2%
Median Sales Price*	\$400,000	\$362,500	- 9.4%	\$375,350	\$373,000	- 0.6%
Average Sales Price*	\$403,039	\$363,173	- 9.9%	\$388,456	\$389,147	+ 0.2%
Percent of List Price Received*	98.7%	98.8%	+ 0.1%	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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

