

# Local Market Update for October 2019

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Evergreen/Conifer

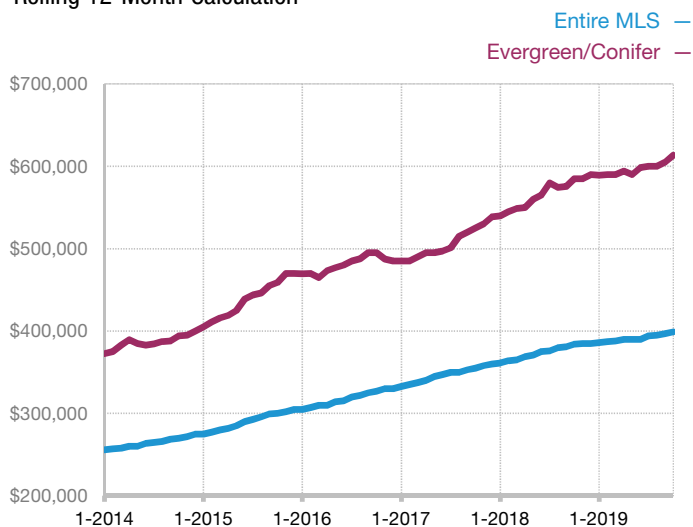
Single Family	October			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 10-2018	Thru 10-2019	Percent Change from Previous Year
Inventory of Active Listings	155	172	+ 11.0%	--	--	--
Under Contract	63	58	- 7.9%	621	641	+ 3.2%
New Listings	45	62	+ 37.8%	757	855	+ 12.9%
Sold Listings	45	76	+ 68.9%	591	600	+ 1.5%
Days on Market Until Sale	49	49	0.0%	38	36	- 5.3%
Median Sales Price*	\$610,000	\$627,500	+ 2.9%	\$590,000	\$615,000	+ 4.2%
Average Sales Price*	\$669,322	\$669,449	+ 0.0%	\$688,410	\$694,602	+ 0.9%
Percent of List Price Received*	98.2%	97.5%	- 0.7%	99.4%	98.3%	- 1.1%

\* 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	October			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 10-2018	Thru 10-2019	Percent Change from Previous Year
Inventory of Active Listings	18	13	- 27.8%	--	--	--
Under Contract	5	4	- 20.0%	64	67	+ 4.7%
New Listings	8	3	- 62.5%	83	77	- 7.2%
Sold Listings	6	8	+ 33.3%	62	62	0.0%
Days on Market Until Sale	29	49	+ 69.0%	36	47	+ 30.6%
Median Sales Price*	\$406,000	\$349,000	- 14.0%	\$431,000	\$393,500	- 8.7%
Average Sales Price*	\$388,250	\$410,375	+ 5.7%	\$453,565	\$433,039	- 4.5%
Percent of List Price Received*	97.8%	98.7%	+ 0.9%	99.0%	99.1%	+ 0.1%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

