

Local Market Update for November 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lakewood

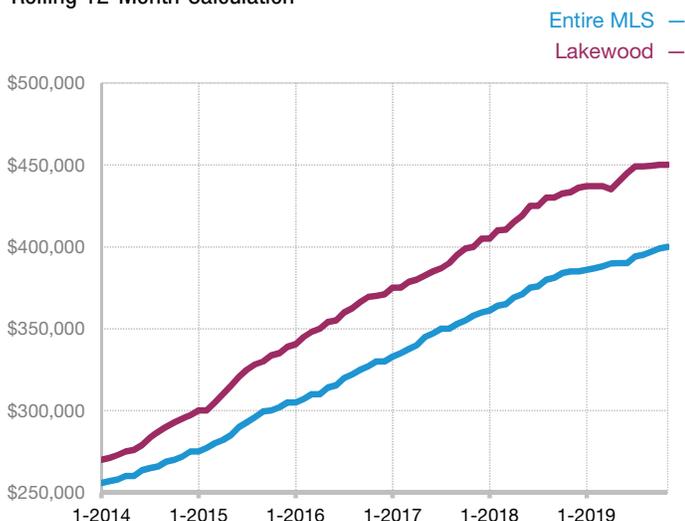
Single Family	November			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 11-2018	Thru 11-2019	Percent Change from Previous Year
Inventory of Active Listings	251	126	- 49.8%	--	--	--
Under Contract	83	102	+ 22.9%	1,408	1,485	+ 5.5%
New Listings	128	73	- 43.0%	1,730	1,680	- 2.9%
Sold Listings	100	116	+ 16.0%	1,393	1,449	+ 4.0%
Days on Market Until Sale	26	30	+ 15.4%	22	26	+ 18.2%
Median Sales Price*	\$398,250	\$462,250	+ 16.1%	\$435,000	\$451,000	+ 3.7%
Average Sales Price*	\$439,139	\$523,801	+ 19.3%	\$485,732	\$504,364	+ 3.8%
Percent of List Price Received*	98.7%	99.1%	+ 0.4%	100.0%	99.4%	- 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	November			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 11-2018	Thru 11-2019	Percent Change from Previous Year
Inventory of Active Listings	124	102	- 17.7%	--	--	--
Under Contract	85	91	+ 7.1%	1,047	1,057	+ 1.0%
New Listings	92	73	- 20.7%	1,167	1,202	+ 3.0%
Sold Listings	92	68	- 26.1%	1,027	1,017	- 1.0%
Days on Market Until Sale	25	27	+ 8.0%	15	21	+ 40.0%
Median Sales Price*	\$262,750	\$280,750	+ 6.9%	\$265,000	\$275,000	+ 3.8%
Average Sales Price*	\$282,587	\$283,147	+ 0.2%	\$282,311	\$295,535	+ 4.7%
Percent of List Price Received*	99.8%	98.8%	- 1.0%	101.2%	99.7%	- 1.5%

* 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

