

# Local Market Update for January 2020

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Douglas County

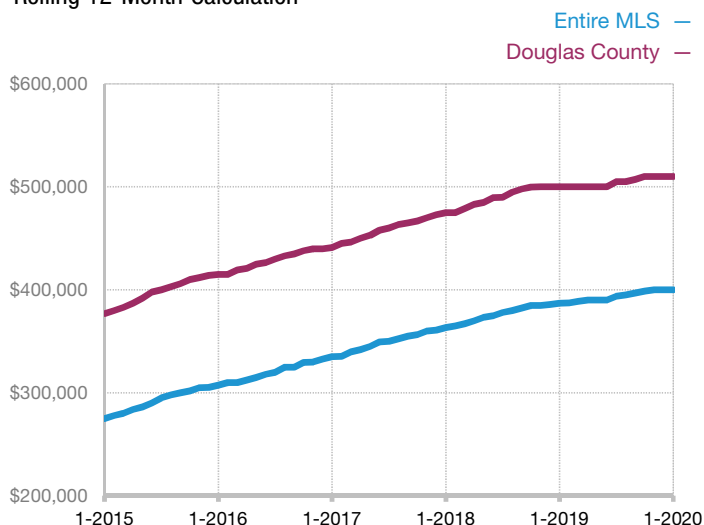
Single Family	January			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 01-2019	Thru 01-2020	Percent Change from Previous Year
Inventory of Active Listings	968	735	- 24.1%	--	--	--
Under Contract	427	548	+ 28.3%	427	548	+ 28.3%
New Listings	546	585	+ 7.1%	546	585	+ 7.1%
Sold Listings	359	359	0.0%	359	359	0.0%
Days on Market Until Sale	54	55	+ 1.9%	54	55	+ 1.9%
Median Sales Price*	\$493,000	\$517,000	+ 4.9%	\$493,000	\$517,000	+ 4.9%
Average Sales Price*	\$582,138	\$627,736	+ 7.8%	\$582,138	\$627,736	+ 7.8%
Percent of List Price Received*	98.6%	98.8%	+ 0.2%	98.6%	98.8%	+ 0.2%

\* 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	January			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 01-2019	Thru 01-2020	Percent Change from Previous Year
Inventory of Active Listings	175	147	- 16.0%	--	--	--
Under Contract	91	110	+ 20.9%	91	110	+ 20.9%
New Listings	97	112	+ 15.5%	97	112	+ 15.5%
Sold Listings	58	73	+ 25.9%	58	73	+ 25.9%
Days on Market Until Sale	50	47	- 6.0%	50	47	- 6.0%
Median Sales Price*	\$332,500	\$340,000	+ 2.3%	\$332,500	\$340,000	+ 2.3%
Average Sales Price*	\$351,013	\$352,532	+ 0.4%	\$351,013	\$352,532	+ 0.4%
Percent of List Price Received*	99.7%	99.3%	- 0.4%	99.7%	99.3%	- 0.4%

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



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

