

Local Market Update for February 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Clear Creek County

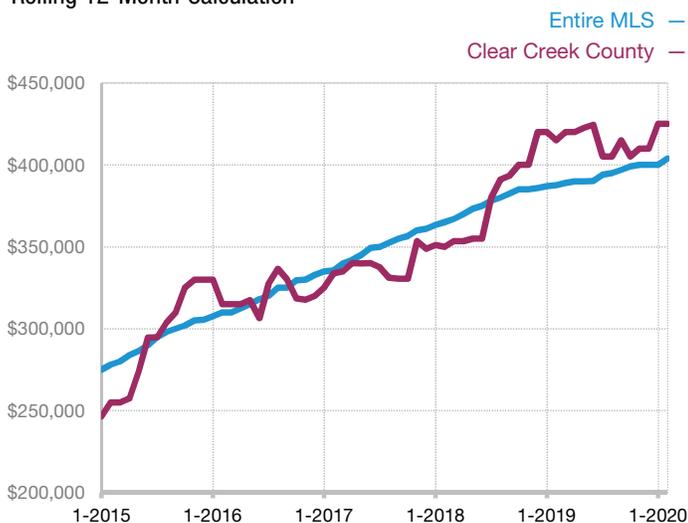
| Single Family | February | | | Year to Date | | |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| | 2019 | 2020 | Percent Change from Previous Year | Thru 02-2019 | Thru 02-2020 | Percent Change from Previous Year |
| Key Metrics | | | | | | |
| Inventory of Active Listings | 33 | 38 | + 15.2% | -- | -- | -- |
| Under Contract | 18 | 13 | - 27.8% | 22 | 23 | + 4.5% |
| New Listings | 9 | 18 | + 100.0% | 23 | 31 | + 34.8% |
| Sold Listings | 4 | 5 | + 25.0% | 12 | 9 | - 25.0% |
| Days on Market Until Sale | 84 | 105 | + 25.0% | 66 | 78 | + 18.2% |
| Median Sales Price* | \$282,500 | \$415,000 | + 46.9% | \$315,000 | \$525,000 | + 66.7% |
| Average Sales Price* | \$261,750 | \$486,300 | + 85.8% | \$286,975 | \$495,167 | + 72.5% |
| Percent of List Price Received* | 90.3% | 106.2% | + 17.6% | 92.1% | 101.5% | + 10.2% |

* 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 | February | | | Year to Date | | |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| | 2019 | 2020 | Percent Change from Previous Year | Thru 02-2019 | Thru 02-2020 | Percent Change from Previous Year |
| Key Metrics | | | | | | |
| Inventory of Active Listings | 16 | 2 | - 87.5% | -- | -- | -- |
| Under Contract | 1 | 1 | 0.0% | 4 | 4 | 0.0% |
| New Listings | 8 | 1 | - 87.5% | 9 | 2 | - 77.8% |
| Sold Listings | 2 | 3 | + 50.0% | 4 | 5 | + 25.0% |
| Days on Market Until Sale | 30 | 96 | + 220.0% | 51 | 72 | + 41.2% |
| Median Sales Price* | \$174,000 | \$214,000 | + 23.0% | \$162,462 | \$260,000 | + 60.0% |
| Average Sales Price* | \$174,000 | \$213,667 | + 22.8% | \$168,231 | \$260,200 | + 54.7% |
| Percent of List Price Received* | 97.6% | 97.9% | + 0.3% | 98.8% | 100.5% | + 1.7% |

* 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

