

# Local Market Update for February 2020

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Golden

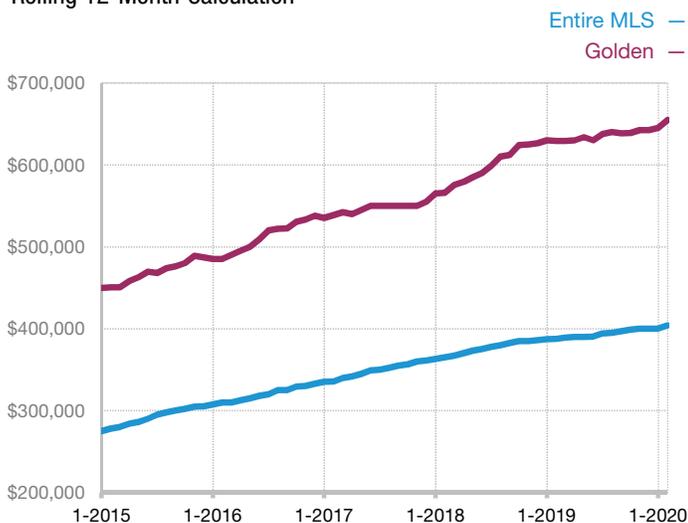
Single Family	February			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 02-2019	Thru 02-2020	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	91	41	- 54.9%	--	--	--
Under Contract	32	26	- 18.8%	78	56	- 28.2%
New Listings	44	23	- 47.7%	90	51	- 43.3%
Sold Listings	41	25	- 39.0%	76	54	- 28.9%
Days on Market Until Sale	33	57	+ 72.7%	49	41	- 16.3%
Median Sales Price*	\$570,000	<b>\$760,000</b>	+ 33.3%	\$593,500	<b>\$708,000</b>	+ 19.3%
Average Sales Price*	\$620,576	<b>\$888,052</b>	+ 43.1%	\$638,155	<b>\$817,348</b>	+ 28.1%
Percent of List Price Received*	99.4%	<b>97.8%</b>	- 1.6%	98.9%	<b>98.2%</b>	- 0.7%

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	February			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 02-2019	Thru 02-2020	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	23	15	- 34.8%	--	--	--
Under Contract	6	7	+ 16.7%	11	17	+ 54.5%
New Listings	15	10	- 33.3%	21	23	+ 9.5%
Sold Listings	4	9	+ 125.0%	15	16	+ 6.7%
Days on Market Until Sale	8	107	+ 1237.5%	44	67	+ 52.3%
Median Sales Price*	\$318,500	<b>\$715,000</b>	+ 124.5%	\$431,000	<b>\$500,000</b>	+ 16.0%
Average Sales Price*	\$356,250	<b>\$623,117</b>	+ 74.9%	\$445,433	<b>\$546,767</b>	+ 22.7%
Percent of List Price Received*	99.9%	<b>101.0%</b>	+ 1.1%	98.6%	<b>100.3%</b>	+ 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

