

Local Market Update for February 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lone Tree

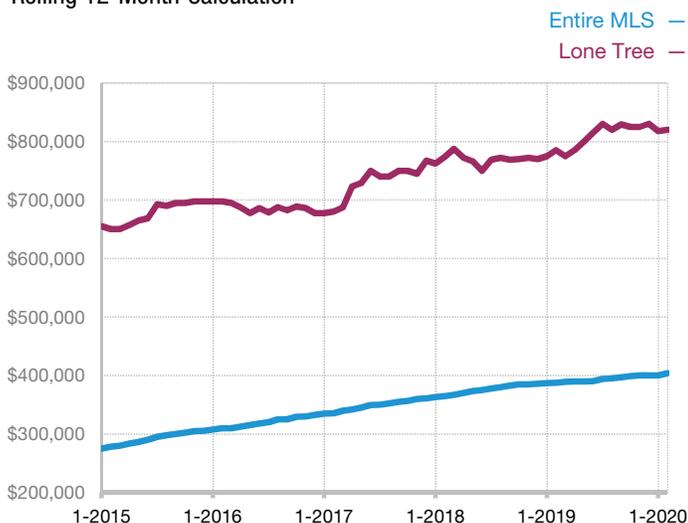
| Single Family | February | | | Year to Date | | |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| | 2019 | 2020 | Percent Change from Previous Year | Thru 02-2019 | Thru 02-2020 | Percent Change from Previous Year |
| Key Metrics | | | | | | |
| Inventory of Active Listings | 37 | 20 | - 45.9% | -- | -- | -- |
| Under Contract | 13 | 8 | - 38.5% | 24 | 22 | - 8.3% |
| New Listings | 16 | 11 | - 31.3% | 36 | 28 | - 22.2% |
| Sold Listings | 12 | 8 | - 33.3% | 21 | 20 | - 4.8% |
| Days on Market Until Sale | 50 | 47 | - 6.0% | 42 | 55 | + 31.0% |
| Median Sales Price* | \$807,500 | \$852,250 | + 5.5% | \$865,000 | \$752,500 | - 13.0% |
| Average Sales Price* | \$925,739 | \$893,783 | - 3.5% | \$992,285 | \$845,321 | - 14.8% |
| Percent of List Price Received* | 98.2% | 98.9% | + 0.7% | 98.5% | 98.3% | - 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 | 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 | 5 | 2 | - 60.0% | -- | -- | -- |
| Under Contract | 10 | 8 | - 20.0% | 14 | 16 | + 14.3% |
| New Listings | 8 | 5 | - 37.5% | 11 | 10 | - 9.1% |
| Sold Listings | 5 | 9 | + 80.0% | 7 | 17 | + 142.9% |
| Days on Market Until Sale | 33 | 55 | + 66.7% | 44 | 52 | + 18.2% |
| Median Sales Price* | \$403,000 | \$462,000 | + 14.6% | \$403,000 | \$425,000 | + 5.5% |
| Average Sales Price* | \$404,100 | \$462,667 | + 14.5% | \$388,821 | \$430,046 | + 10.6% |
| Percent of List Price Received* | 98.8% | 98.6% | - 0.2% | 98.8% | 98.4% | - 0.4% |

* 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

