

Local Market Update for March 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Monument

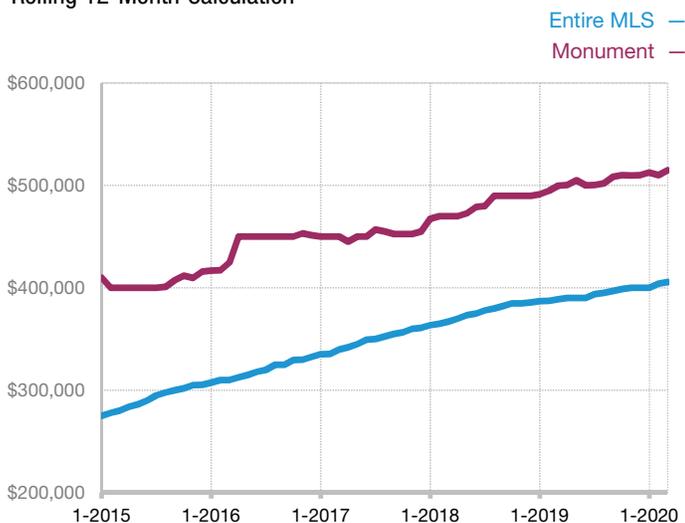
Single Family	March			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 03-2019	Thru 03-2020	Percent Change from Previous Year
Inventory of Active Listings	62	39	- 37.1%	--	--	--
Under Contract	24	29	+ 20.8%	74	73	- 1.4%
New Listings	41	44	+ 7.3%	93	92	- 1.1%
Sold Listings	26	22	- 15.4%	58	50	- 13.8%
Days on Market Until Sale	49	38	- 22.4%	51	48	- 5.9%
Median Sales Price*	\$504,000	\$547,475	+ 8.6%	\$504,000	\$521,000	+ 3.4%
Average Sales Price*	\$518,279	\$567,493	+ 9.5%	\$518,482	\$549,484	+ 6.0%
Percent of List Price Received*	98.5%	99.6%	+ 1.1%	98.5%	99.6%	+ 1.1%

* 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	March			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 03-2019	Thru 03-2020	Percent Change from Previous Year
Inventory of Active Listings	8	4	- 50.0%	--	--	--
Under Contract	4	2	- 50.0%	9	9	0.0%
New Listings	3	2	- 33.3%	11	12	+ 9.1%
Sold Listings	1	1	0.0%	6	4	- 33.3%
Days on Market Until Sale	101	3	- 97.0%	58	30	- 48.3%
Median Sales Price*	\$394,138	\$295,000	- 25.2%	\$336,569	\$333,445	- 0.9%
Average Sales Price*	\$394,138	\$295,000	- 25.2%	\$340,637	\$363,598	+ 6.7%
Percent of List Price Received*	100.0%	103.5%	+ 3.5%	99.7%	101.8%	+ 2.1%

* 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

