

Local Market Update for April 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Centennial

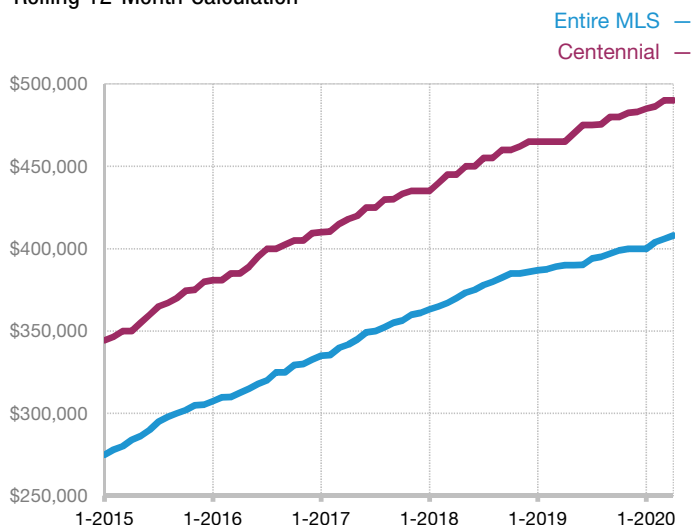
Single Family	April			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 04-2019	Thru 04-2020	Percent Change from Previous Year
Inventory of Active Listings	183	111	- 39.3%	--	--	--
Under Contract	160	76	- 52.5%	482	406	- 15.8%
New Listings	189	112	- 40.7%	578	475	- 17.8%
Sold Listings	140	94	- 32.9%	410	398	- 2.9%
Days on Market Until Sale	22	16	- 27.3%	32	28	- 12.5%
Median Sales Price*	\$470,000	\$516,000	+ 9.8%	\$474,000	\$506,300	+ 6.8%
Average Sales Price*	\$525,845	\$556,651	+ 5.9%	\$522,726	\$544,921	+ 4.2%
Percent of List Price Received*	99.8%	100.1%	+ 0.3%	99.0%	99.8%	+ 0.8%

* 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	April			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 04-2019	Thru 04-2020	Percent Change from Previous Year
Inventory of Active Listings	47	24	- 48.9%	--	--	--
Under Contract	39	24	- 38.5%	154	123	- 20.1%
New Listings	49	29	- 40.8%	159	128	- 19.5%
Sold Listings	41	24	- 41.5%	142	113	- 20.4%
Days on Market Until Sale	26	18	- 30.8%	32	28	- 12.5%
Median Sales Price*	\$318,000	\$326,500	+ 2.7%	\$316,750	\$349,000	+ 10.2%
Average Sales Price*	\$339,836	\$329,146	- 3.1%	\$329,726	\$332,582	+ 0.9%
Percent of List Price Received*	99.6%	100.3%	+ 0.7%	99.1%	99.5%	+ 0.4%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

