

# Local Market Update for April 2020

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Golden

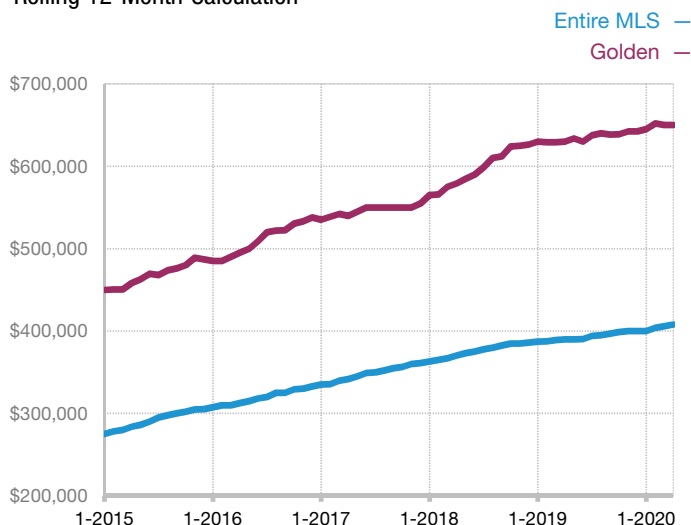
Single Family	April			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 04-2019	Thru 04-2020	Percent Change from Previous Year
Inventory of Active Listings	97	81	- 16.5%	--	--	--
Under Contract	54	32	- 40.7%	192	126	- 34.4%
New Listings	70	45	- 35.7%	226	178	- 21.2%
Sold Listings	59	39	- 33.9%	170	123	- 27.6%
Days on Market Until Sale	38	24	- 36.8%	41	39	- 4.9%
Median Sales Price*	\$695,000	\$750,000	+ 7.9%	\$647,500	\$711,000	+ 9.8%
Average Sales Price*	\$789,920	\$728,880	- 7.7%	\$698,627	\$775,364	+ 11.0%
Percent of List Price Received*	99.1%	100.5%	+ 1.4%	98.9%	98.9%	0.0%

\* 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	26	25	- 3.8%	--	--	--
Under Contract	16	4	- 75.0%	42	37	- 11.9%
New Listings	24	11	- 54.2%	60	55	- 8.3%
Sold Listings	16	8	- 50.0%	38	36	- 5.3%
Days on Market Until Sale	36	11	- 69.4%	35	42	+ 20.0%
Median Sales Price*	\$408,500	\$460,450	+ 12.7%	\$429,000	\$524,950	+ 22.4%
Average Sales Price*	\$488,852	\$492,613	+ 0.8%	\$476,938	\$538,351	+ 12.9%
Percent of List Price Received*	100.1%	99.2%	- 0.9%	99.4%	99.7%	+ 0.3%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

