

Local Market Update for May 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Golden

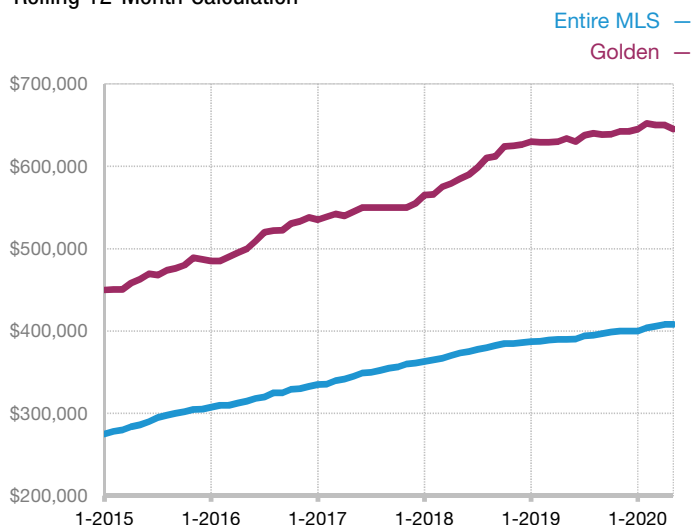
Single Family	May			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 05-2020	Percent Change from Previous Year
Inventory of Active Listings	136	95	- 30.1%	--	--	--
Under Contract	63	80	+ 27.0%	255	205	- 19.6%
New Listings	111	93	- 16.2%	337	271	- 19.6%
Sold Listings	62	32	- 48.4%	232	155	- 33.2%
Days on Market Until Sale	31	16	- 48.4%	38	34	- 10.5%
Median Sales Price*	\$660,000	\$556,050	- 15.8%	\$655,000	\$670,000	+ 2.3%
Average Sales Price*	\$724,396	\$686,222	- 5.3%	\$705,514	\$756,961	+ 7.3%
Percent of List Price Received*	99.3%	98.6%	- 0.7%	99.0%	98.8%	- 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	May			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 05-2020	Percent Change from Previous Year
Inventory of Active Listings	41	20	- 51.2%	--	--	--
Under Contract	13	23	+ 76.9%	55	61	+ 10.9%
New Listings	30	21	- 30.0%	90	76	- 15.6%
Sold Listings	14	10	- 28.6%	52	46	- 11.5%
Days on Market Until Sale	9	22	+ 144.4%	28	38	+ 35.7%
Median Sales Price*	\$450,000	\$367,500	- 18.3%	\$440,500	\$441,450	+ 0.2%
Average Sales Price*	\$448,921	\$398,870	- 11.1%	\$469,395	\$508,029	+ 8.2%
Percent of List Price Received*	99.1%	99.3%	+ 0.2%	99.3%	99.6%	+ 0.3%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

