

Local Market Update for June 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
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Denver

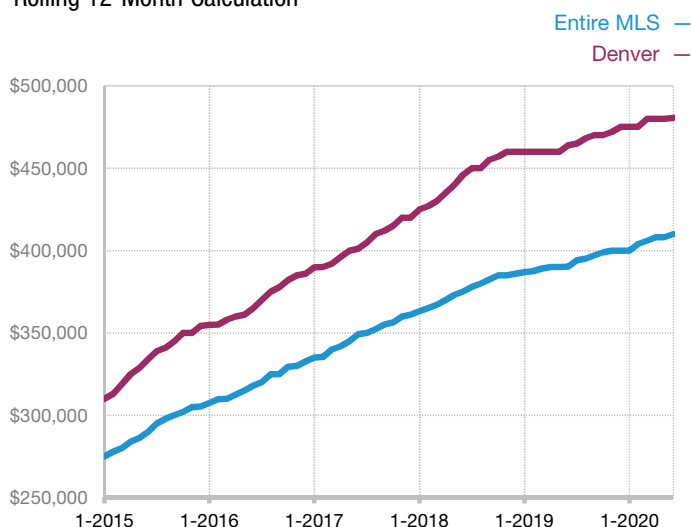
Single Family	June			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 06-2019	Thru 06-2020	Percent Change from Previous Year
Inventory of Active Listings	1,445	787	- 45.5%	--	--	--
Under Contract	795	1,043	+ 31.2%	4,439	4,159	- 6.3%
New Listings	987	996	+ 0.9%	5,540	4,899	- 11.6%
Sold Listings	813	859	+ 5.7%	3,994	3,493	- 12.5%
Days on Market Until Sale	20	20	0.0%	26	24	- 7.7%
Median Sales Price*	\$497,500	\$505,000	+ 1.5%	\$475,000	\$493,000	+ 3.8%
Average Sales Price*	\$595,675	\$604,560	+ 1.5%	\$588,234	\$593,455	+ 0.9%
Percent of List Price Received*	99.8%	99.8%	0.0%	99.3%	99.7%	+ 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.

Townhouse/Condo	June			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 06-2019	Thru 06-2020	Percent Change from Previous Year
Inventory of Active Listings	1,470	1,215	- 17.3%	--	--	--
Under Contract	631	820	+ 30.0%	3,313	3,247	- 2.0%
New Listings	804	896	+ 11.4%	4,440	4,308	- 3.0%
Sold Listings	553	607	+ 9.8%	2,987	2,725	- 8.8%
Days on Market Until Sale	31	35	+ 12.9%	36	40	+ 11.1%
Median Sales Price*	\$380,000	\$395,000	+ 3.9%	\$360,000	\$399,900	+ 11.1%
Average Sales Price*	\$458,378	\$439,013	- 4.2%	\$448,121	\$450,677	+ 0.6%
Percent of List Price Received*	99.1%	99.1%	0.0%	99.0%	99.1%	+ 0.1%

* 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

