

Local Market Update for August 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Greenwood Village

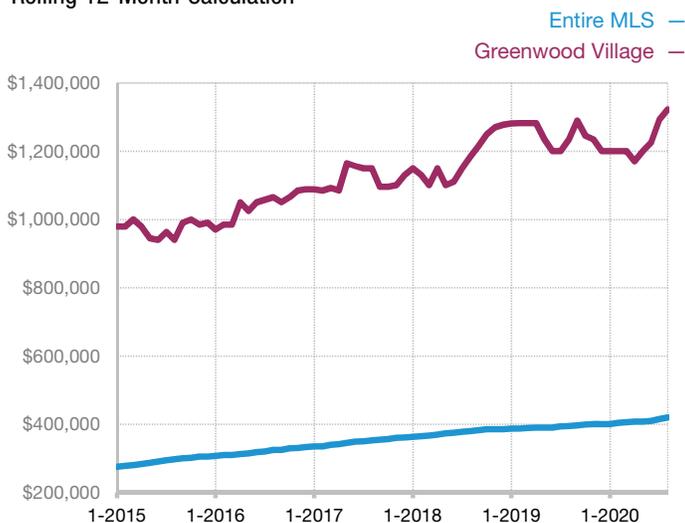
Single Family	August			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 08-2019	Thru 08-2020	Percent Change from Previous Year
Inventory of Active Listings	52	26	- 50.0%	--	--	--
Under Contract	12	32	+ 166.7%	123	142	+ 15.4%
New Listings	18	30	+ 66.7%	165	174	+ 5.5%
Sold Listings	13	23	+ 76.9%	110	116	+ 5.5%
Days on Market Until Sale	42	16	- 61.9%	52	34	- 34.6%
Median Sales Price*	\$1,235,000	\$1,641,311	+ 32.9%	\$1,147,250	\$1,305,000	+ 13.8%
Average Sales Price*	\$1,412,977	\$1,616,884	+ 14.4%	\$1,299,104	\$1,413,398	+ 8.8%
Percent of List Price Received*	98.4%	99.4%	+ 1.0%	98.0%	97.6%	- 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	August			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 08-2019	Thru 08-2020	Percent Change from Previous Year
Inventory of Active Listings	28	20	- 28.6%	--	--	--
Under Contract	8	9	+ 12.5%	61	58	- 4.9%
New Listings	15	11	- 26.7%	90	83	- 7.8%
Sold Listings	8	9	+ 12.5%	57	51	- 10.5%
Days on Market Until Sale	15	44	+ 193.3%	29	47	+ 62.1%
Median Sales Price*	\$452,500	\$450,000	- 0.6%	\$405,000	\$345,000	- 14.8%
Average Sales Price*	\$564,063	\$554,944	- 1.6%	\$532,811	\$530,529	- 0.4%
Percent of List Price Received*	99.3%	98.5%	- 0.8%	98.8%	97.7%	- 1.1%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

