

Local Market Update for August 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Westminster

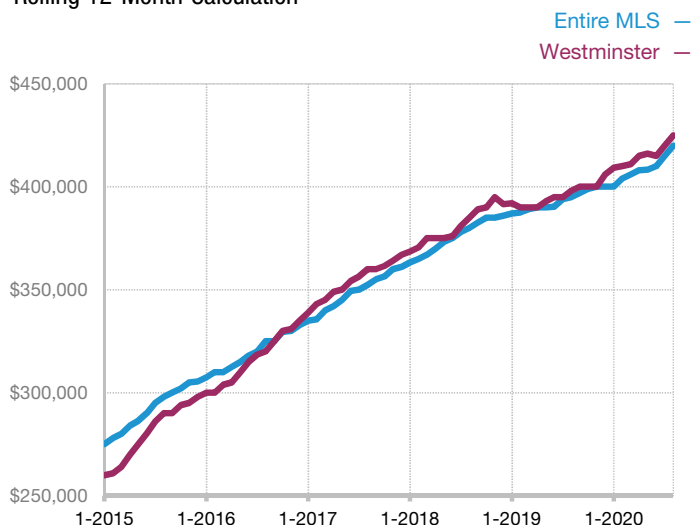
Single Family	August			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 08-2019	Thru 08-2020	Percent Change from Previous Year
Inventory of Active Listings	202	58	- 71.3%	--	--	--
Under Contract	138	169	+ 22.5%	965	990	+ 2.6%
New Listings	151	149	- 1.3%	1,151	1,060	- 7.9%
Sold Listings	140	145	+ 3.6%	910	898	- 1.3%
Days on Market Until Sale	20	12	- 40.0%	20	14	- 30.0%
Median Sales Price*	\$411,500	\$460,000	+ 11.8%	\$405,000	\$430,000	+ 6.2%
Average Sales Price*	\$467,739	\$491,915	+ 5.2%	\$444,033	\$475,799	+ 7.2%
Percent of List Price Received*	99.7%	101.6%	+ 1.9%	100.0%	100.8%	+ 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	August			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 08-2019	Thru 08-2020	Percent Change from Previous Year
Inventory of Active Listings	70	26	- 62.9%	--	--	--
Under Contract	51	56	+ 9.8%	401	396	- 1.2%
New Listings	54	59	+ 9.3%	460	426	- 7.4%
Sold Listings	55	51	- 7.3%	374	369	- 1.3%
Days on Market Until Sale	24	14	- 41.7%	20	19	- 5.0%
Median Sales Price*	\$280,000	\$286,500	+ 2.3%	\$275,000	\$280,000	+ 1.8%
Average Sales Price*	\$286,923	\$299,369	+ 4.3%	\$278,856	\$289,173	+ 3.7%
Percent of List Price Received*	98.9%	101.0%	+ 2.1%	99.3%	100.0%	+ 0.7%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

