

# Local Market Update for September 2020

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Evergreen/Conifer

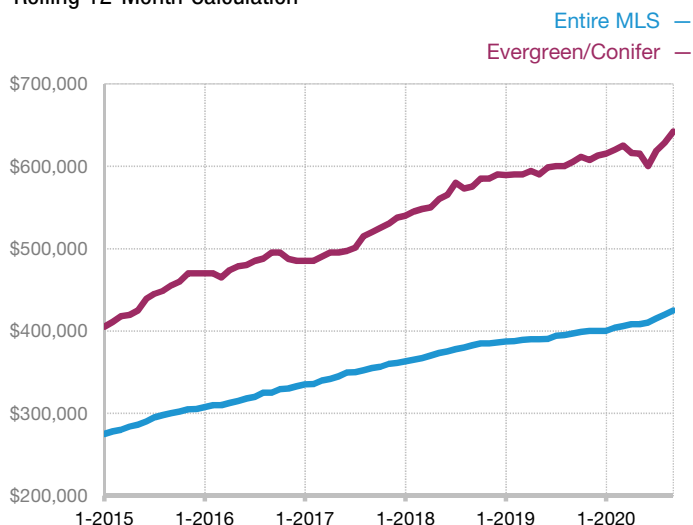
Single Family	September			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 09-2019	Thru 09-2020	Percent Change from Previous Year
Inventory of Active Listings	203	67	- 67.0%	--	--	--
Under Contract	79	84	+ 6.3%	582	693	+ 19.1%
New Listings	70	68	- 2.9%	793	718	- 9.5%
Sold Listings	71	91	+ 28.2%	524	622	+ 18.7%
Days on Market Until Sale	47	35	- 25.5%	34	43	+ 26.5%
Median Sales Price*	\$580,000	\$769,000	+ 32.6%	\$611,500	\$655,000	+ 7.1%
Average Sales Price*	\$669,580	\$820,821	+ 22.6%	\$698,222	\$752,944	+ 7.8%
Percent of List Price Received*	97.6%	100.0%	+ 2.5%	98.4%	99.0%	+ 0.6%

\* 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	September			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 09-2019	Thru 09-2020	Percent Change from Previous Year
Inventory of Active Listings	16	13	- 18.8%	--	--	--
Under Contract	10	10	0.0%	63	53	- 15.9%
New Listings	7	6	- 14.3%	74	66	- 10.8%
Sold Listings	10	4	- 60.0%	54	43	- 20.4%
Days on Market Until Sale	122	14	- 88.5%	47	57	+ 21.3%
Median Sales Price*	\$493,503	\$511,500	+ 3.6%	\$405,000	\$487,000	+ 20.2%
Average Sales Price*	\$498,614	\$482,000	- 3.3%	\$436,397	\$512,940	+ 17.5%
Percent of List Price Received*	102.6%	99.3%	- 3.2%	99.2%	99.1%	- 0.1%

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



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

