

# Local Market Update for December 2020

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lone Tree

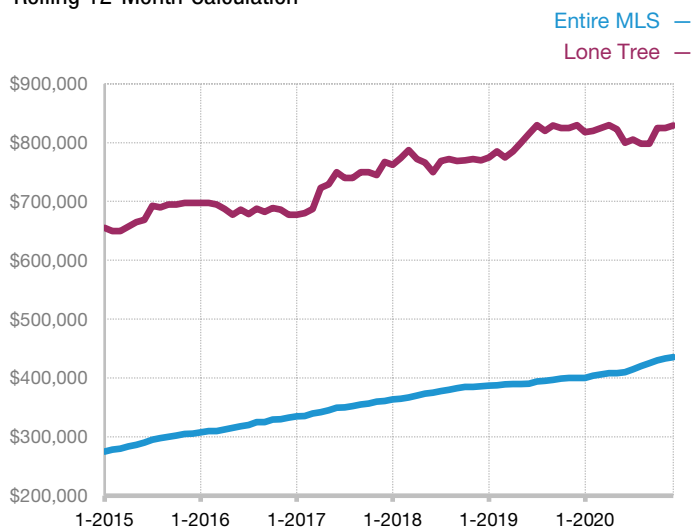
Single Family	December			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 12-2019	Thru 12-2020	Percent Change from Previous Year
Inventory of Active Listings	25	17	- 32.0%	--	--	--
Under Contract	12	7	- 41.7%	161	183	+ 13.7%
New Listings	4	7	+ 75.0%	225	210	- 6.7%
Sold Listings	12	15	+ 25.0%	159	185	+ 16.4%
Days on Market Until Sale	78	32	- 59.0%	43	39	- 9.3%
Median Sales Price*	\$798,901	<b>\$925,000</b>	+ 15.8%	\$830,088	<b>\$829,000</b>	- 0.1%
Average Sales Price*	\$877,275	<b>\$999,761</b>	+ 14.0%	\$933,380	<b>\$918,150</b>	- 1.6%
Percent of List Price Received*	97.6%	<b>99.0%</b>	+ 1.4%	98.1%	<b>98.8%</b>	+ 0.7%

\* 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	December			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 12-2019	Thru 12-2020	Percent Change from Previous Year
Inventory of Active Listings	11	3	- 72.7%	--	--	--
Under Contract	9	4	- 55.6%	81	89	+ 9.9%
New Listings	4	3	- 25.0%	94	93	- 1.1%
Sold Listings	5	7	+ 40.0%	75	94	+ 25.3%
Days on Market Until Sale	53	10	- 81.1%	32	32	0.0%
Median Sales Price*	\$509,900	<b>\$574,900</b>	+ 12.7%	\$469,000	<b>\$470,000</b>	+ 0.2%
Average Sales Price*	\$471,280	<b>\$482,606</b>	+ 2.4%	\$463,501	<b>\$465,023</b>	+ 0.3%
Percent of List Price Received*	98.1%	<b>98.9%</b>	+ 0.8%	98.9%	<b>98.7%</b>	- 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.

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



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

