

Local Market Update for December 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Centennial

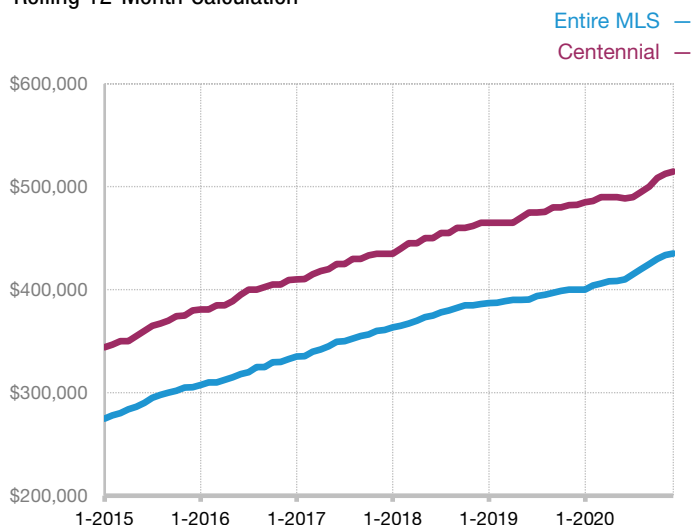
Single Family	December			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 12-2019	Thru 12-2020	Percent Change from Previous Year
Inventory of Active Listings	121	28	- 76.9%	--	--	--
Under Contract	90	77	- 14.4%	1,553	1,545	- 0.5%
New Listings	58	73	+ 25.9%	1,775	1,608	- 9.4%
Sold Listings	116	113	- 2.6%	1,560	1,552	- 0.5%
Days on Market Until Sale	39	18	- 53.8%	27	19	- 29.6%
Median Sales Price*	\$475,000	\$524,000	+ 10.3%	\$482,500	\$515,000	+ 6.7%
Average Sales Price*	\$508,831	\$582,523	+ 14.5%	\$527,583	\$561,266	+ 6.4%
Percent of List Price Received*	98.8%	101.3%	+ 2.5%	99.0%	100.3%	+ 1.3%

* 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	43	12	- 72.1%	--	--	--
Under Contract	18	18	0.0%	434	424	- 2.3%
New Listings	22	15	- 31.8%	480	434	- 9.6%
Sold Listings	29	36	+ 24.1%	441	424	- 3.9%
Days on Market Until Sale	34	18	- 47.1%	30	21	- 30.0%
Median Sales Price*	\$305,000	\$315,500	+ 3.4%	\$336,500	\$325,000	- 3.4%
Average Sales Price*	\$306,510	\$356,465	+ 16.3%	\$336,304	\$340,965	+ 1.4%
Percent of List Price Received*	99.2%	101.1%	+ 1.9%	99.0%	99.8%	+ 0.8%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

