

Local Market Update for August 2016

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Golden

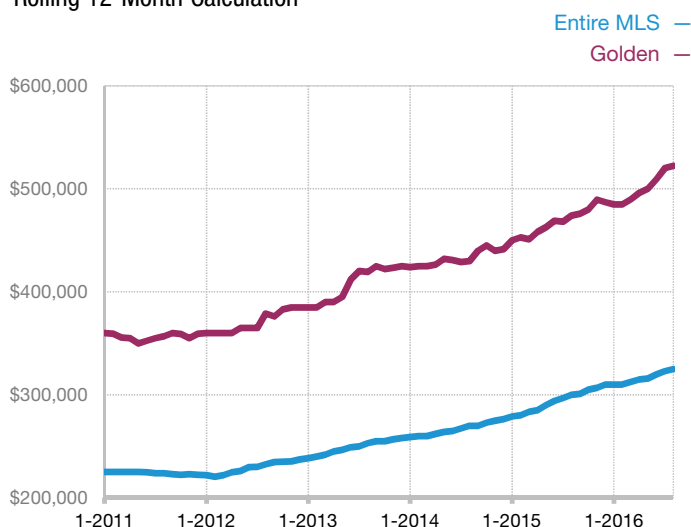
Single Family	August			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 08-2015	Thru 08-2016	Percent Change from Previous Year
Inventory of Active Listings	211	148	- 29.9%	--	--	--
Under Contract	58	85	+ 46.6%	531	491	- 7.5%
New Listings	75	97	+ 29.3%	676	608	- 10.1%
Sold Listings	68	72	+ 5.9%	491	418	- 14.9%
Days on Market Until Sale	40	26	- 35.0%	39	40	+ 2.6%
Median Sales Price*	\$506,000	\$532,107	+ 5.2%	\$484,500	\$537,750	+ 11.0%
Average Sales Price*	\$576,333	\$578,978	+ 0.5%	\$525,056	\$589,378	+ 12.3%
Percent of List Price Received*	98.3%	100.3%	+ 2.0%	99.0%	99.4%	+ 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		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 08-2015	Thru 08-2016	Percent Change from Previous Year
Inventory of Active Listings	17	12	- 29.4%	--	--	--
Under Contract	15	10	- 33.3%	113	89	- 21.2%
New Listings	16	9	- 43.8%	131	93	- 29.0%
Sold Listings	11	9	- 18.2%	97	86	- 11.3%
Days on Market Until Sale	20	6	- 70.0%	15	26	+ 73.3%
Median Sales Price*	\$261,750	\$332,000	+ 26.8%	\$272,500	\$321,000	+ 17.8%
Average Sales Price*	\$300,245	\$369,622	+ 23.1%	\$309,206	\$350,670	+ 13.4%
Percent of List Price Received*	100.4%	102.1%	+ 1.7%	101.3%	102.0%	+ 0.7%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

