

Local Market Update for April 2016

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Jefferson County

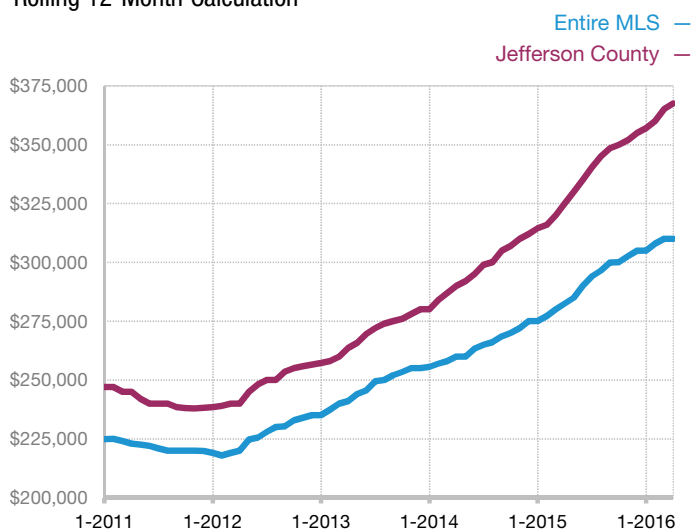
Single Family	April			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 04-2015	Thru 04-2016	Percent Change from Previous Year
Inventory of Active Listings	1,007	753	- 25.2%	--	--	--
Under Contract	779	767	- 1.5%	2,467	2,434	- 1.3%
New Listings	962	868	- 9.8%	2,806	2,648	- 5.6%
Sold Listings	610	555	- 9.0%	1,968	1,996	+ 1.4%
Days on Market Until Sale	27	27	0.0%	34	35	+ 2.9%
Median Sales Price*	\$359,575	\$399,000	+ 11.0%	\$346,950	\$385,000	+ 11.0%
Average Sales Price*	\$406,732	\$439,892	+ 8.2%	\$393,071	\$432,423	+ 10.0%
Percent of List Price Received*	100.9%	100.7%	- 0.2%	100.2%	99.8%	- 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	April			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 04-2015	Thru 04-2016	Percent Change from Previous Year
Inventory of Active Listings	187	116	- 38.0%	--	--	--
Under Contract	269	242	- 10.0%	864	821	- 5.0%
New Listings	323	265	- 18.0%	966	849	- 12.1%
Sold Listings	238	208	- 12.6%	704	687	- 2.4%
Days on Market Until Sale	9	17	+ 88.9%	14	18	+ 28.6%
Median Sales Price*	\$192,250	\$235,500	+ 22.5%	\$182,500	\$225,000	+ 23.3%
Average Sales Price*	\$214,191	\$260,175	+ 21.5%	\$203,690	\$245,090	+ 20.3%
Percent of List Price Received*	101.4%	102.6%	+ 1.2%	101.0%	101.5%	+ 0.5%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

