

# Local Market Update for July 2016

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lone Tree

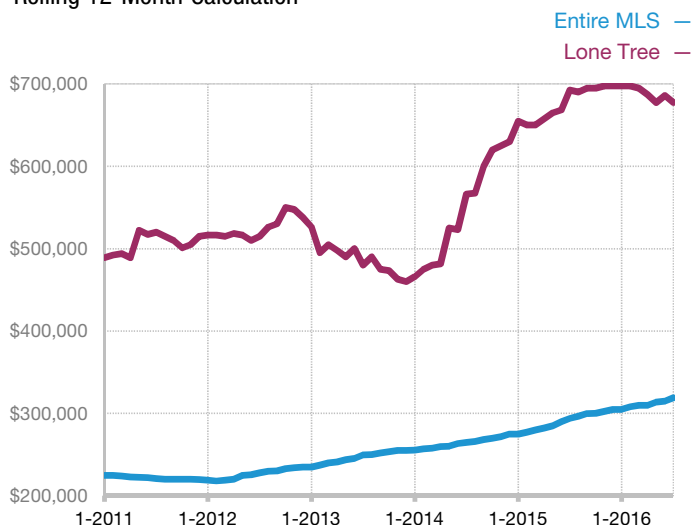
Single Family	July			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 07-2015	Thru 07-2016	Percent Change from Previous Year
Inventory of Active Listings	95	59	- 37.9%	--	--	--
Under Contract	23	16	- 30.4%	131	113	- 13.7%
New Listings	36	25	- 30.6%	197	158	- 19.8%
Sold Listings	28	14	- 50.0%	119	106	- 10.9%
Days on Market Until Sale	48	45	- 6.3%	63	47	- 25.4%
Median Sales Price*	\$752,500	\$657,500	- 12.6%	\$705,000	\$675,000	- 4.3%
Average Sales Price*	\$793,052	\$792,607	- 0.1%	\$788,247	\$771,256	- 2.2%
Percent of List Price Received*	98.0%	97.0%	- 1.0%	98.5%	98.6%	+ 0.1%

\* 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	July			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 07-2015	Thru 07-2016	Percent Change from Previous Year
Inventory of Active Listings	15	6	- 60.0%	--	--	--
Under Contract	15	9	- 40.0%	67	46	- 31.3%
New Listings	14	11	- 21.4%	78	55	- 29.5%
Sold Listings	13	2	- 84.6%	59	41	- 30.5%
Days on Market Until Sale	33	18	- 45.5%	24	19	- 20.8%
Median Sales Price*	\$391,900	\$369,934	- 5.6%	\$365,000	\$385,000	+ 5.5%
Average Sales Price*	\$358,958	\$369,934	+ 3.1%	\$363,882	\$372,319	+ 2.3%
Percent of List Price Received*	98.7%	97.0%	- 1.7%	99.6%	98.8%	- 0.8%

\* 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

