

# Local Market Update for February 2018

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lone Tree

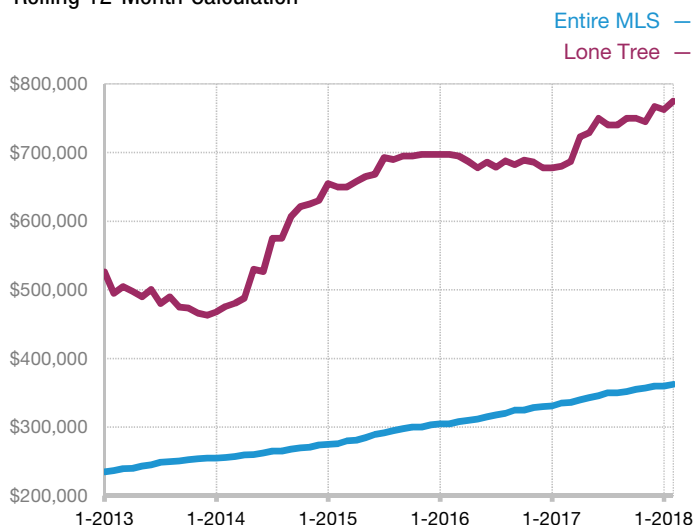
Single Family	February			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 02-2017	Thru 02-2018	Percent Change from Previous Year
Inventory of Active Listings	48	25	- 47.9%	--	--	--
Under Contract	6	21	+ 250.0%	18	41	+ 127.8%
New Listings	9	20	+ 122.2%	26	41	+ 57.7%
Sold Listings	5	13	+ 160.0%	13	22	+ 69.2%
Days on Market Until Sale	65	104	+ 60.0%	101	76	- 24.8%
Median Sales Price*	\$624,500	<b>\$865,000</b>	+ 38.5%	\$762,500	<b>\$851,500</b>	+ 11.7%
Average Sales Price*	\$646,480	<b>\$866,838</b>	+ 34.1%	\$892,617	<b>\$860,225</b>	- 3.6%
Percent of List Price Received*	98.3%	<b>97.5%</b>	- 0.8%	97.1%	<b>97.9%</b>	+ 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.

Townhouse-Condo	February			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 02-2017	Thru 02-2018	Percent Change from Previous Year
Inventory of Active Listings	7	5	- 28.6%	--	--	--
Under Contract	4	1	- 75.0%	9	6	- 33.3%
New Listings	8	3	- 62.5%	11	10	- 9.1%
Sold Listings	4	7	+ 75.0%	6	8	+ 33.3%
Days on Market Until Sale	25	37	+ 48.0%	24	38	+ 58.3%
Median Sales Price*	\$269,500	<b>\$460,000</b>	+ 70.7%	\$296,000	<b>\$477,500</b>	+ 61.3%
Average Sales Price*	\$343,875	<b>\$448,414</b>	+ 30.4%	\$347,250	<b>\$465,758</b>	+ 34.1%
Percent of List Price Received*	95.4%	<b>98.8%</b>	+ 3.6%	96.4%	<b>99.0%</b>	+ 2.7%

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



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

