

Local Market Update for February 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Monument

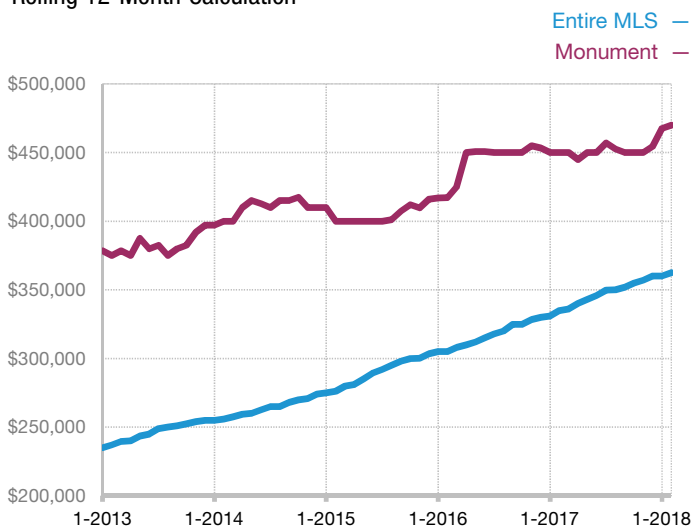
| Single Family | February | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2017 | 2018 | Percent Change from Previous Year | Thru 02-2017 | Thru 02-2018 | Percent Change from Previous Year |
| Inventory of Active Listings | 29 | 33 | + 13.8% | -- | -- | -- |
| Under Contract | 16 | 34 | + 112.5% | 31 | 48 | + 54.8% |
| New Listings | 14 | 24 | + 71.4% | 22 | 51 | + 131.8% |
| Sold Listings | 10 | 17 | + 70.0% | 31 | 43 | + 38.7% |
| Days on Market Until Sale | 89 | 56 | - 37.1% | 71 | 54 | - 23.9% |
| Median Sales Price* | \$485,000 | \$520,000 | + 7.2% | \$400,000 | \$489,900 | + 22.5% |
| Average Sales Price* | \$517,700 | \$525,259 | + 1.5% | \$451,806 | \$502,595 | + 11.2% |
| Percent of List Price Received* | 96.9% | 97.8% | + 0.9% | 98.5% | 98.7% | + 0.2% |

* 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 | 3 | 1 | - 66.7% | -- | -- | -- |
| Under Contract | 2 | 0 | - 100.0% | 5 | 1 | - 80.0% |
| New Listings | 2 | 1 | - 50.0% | 3 | 2 | - 33.3% |
| Sold Listings | 1 | 0 | - 100.0% | 3 | 0 | - 100.0% |
| Days on Market Until Sale | 66 | 0 | - 100.0% | 40 | 0 | - 100.0% |
| Median Sales Price* | \$184,500 | \$0 | - 100.0% | \$197,500 | \$0 | - 100.0% |
| Average Sales Price* | \$184,500 | \$0 | - 100.0% | \$195,000 | \$0 | - 100.0% |
| Percent of List Price Received* | 97.4% | 0.0% | - 100.0% | 97.7% | 0.0% | - 100.0% |

* 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

