

# Local Market Update for July 2017

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Parker

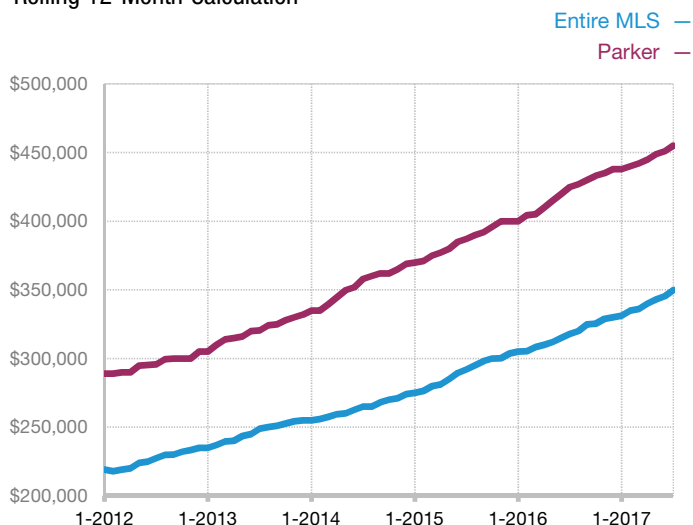
Single Family	July			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 07-2016	Thru 07-2017	Percent Change from Previous Year
Inventory of Active Listings	479	336	- 29.9%	--	--	--
Under Contract	201	211	+ 5.0%	1,318	1,394	+ 5.8%
New Listings	237	261	+ 10.1%	1,686	1,674	- 0.7%
Sold Listings	242	184	- 24.0%	1,188	1,245	+ 4.8%
Days on Market Until Sale	23	29	+ 26.1%	34	29	- 14.7%
Median Sales Price*	\$440,000	\$485,000	+ 10.2%	\$438,000	\$468,000	+ 6.8%
Average Sales Price*	\$473,812	\$549,837	+ 16.0%	\$472,776	\$517,936	+ 9.6%
Percent of List Price Received*	99.7%	99.8%	+ 0.1%	99.8%	99.7%	- 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	2016	2017	Percent Change from Previous Year	Thru 07-2016	Thru 07-2017	Percent Change from Previous Year
Inventory of Active Listings	26	49	+ 88.5%	--	--	--
Under Contract	30	53	+ 76.7%	215	262	+ 21.9%
New Listings	45	36	- 20.0%	235	315	+ 34.0%
Sold Listings	34	30	- 11.8%	202	188	- 6.9%
Days on Market Until Sale	9	7	- 22.2%	12	9	- 25.0%
Median Sales Price*	\$252,500	\$269,250	+ 6.6%	\$231,300	\$265,000	+ 14.6%
Average Sales Price*	\$265,558	\$265,733	+ 0.1%	\$241,203	\$273,375	+ 13.3%
Percent of List Price Received*	101.5%	101.4%	- 0.1%	101.3%	101.2%	- 0.1%

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



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

