

Local Market Update for July 2017

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arapahoe County

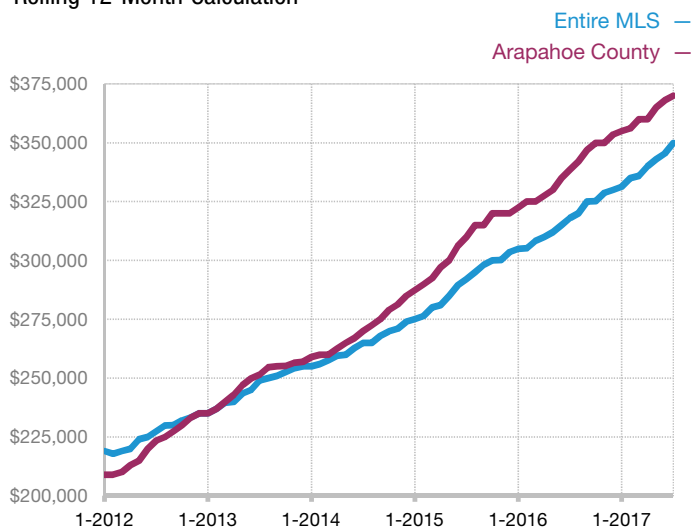
Single Family	July			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 07-2016	Thru 07-2017	Percent Change from Previous Year
Inventory of Active Listings	1,347	940	- 30.2%	--	--	--
Under Contract	756	842	+ 11.4%	5,023	5,356	+ 6.6%
New Listings	983	922	- 6.2%	6,037	6,110	+ 1.2%
Sold Listings	795	804	+ 1.1%	4,631	4,983	+ 7.6%
Days on Market Until Sale	15	18	+ 20.0%	22	23	+ 4.5%
Median Sales Price*	\$360,000	\$386,500	+ 7.4%	\$354,750	\$383,375	+ 8.1%
Average Sales Price*	\$431,409	\$463,862	+ 7.5%	\$428,162	\$455,396	+ 6.4%
Percent of List Price Received*	100.8%	100.6%	- 0.2%	100.7%	100.4%	- 0.3%

* 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	419	261	- 37.7%	--	--	--
Under Contract	417	425	+ 1.9%	2,486	2,570	+ 3.4%
New Listings	477	453	- 5.0%	2,757	2,770	+ 0.5%
Sold Listings	394	361	- 8.4%	2,286	2,365	+ 3.5%
Days on Market Until Sale	14	14	0.0%	15	18	+ 20.0%
Median Sales Price*	\$211,750	\$235,519	+ 11.2%	\$204,750	\$229,000	+ 11.8%
Average Sales Price*	\$224,051	\$254,696	+ 13.7%	\$219,916	\$247,158	+ 12.4%
Percent of List Price Received*	101.4%	101.0%	- 0.4%	101.2%	101.0%	- 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

