

Local Market Update for November 2016

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
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Denver

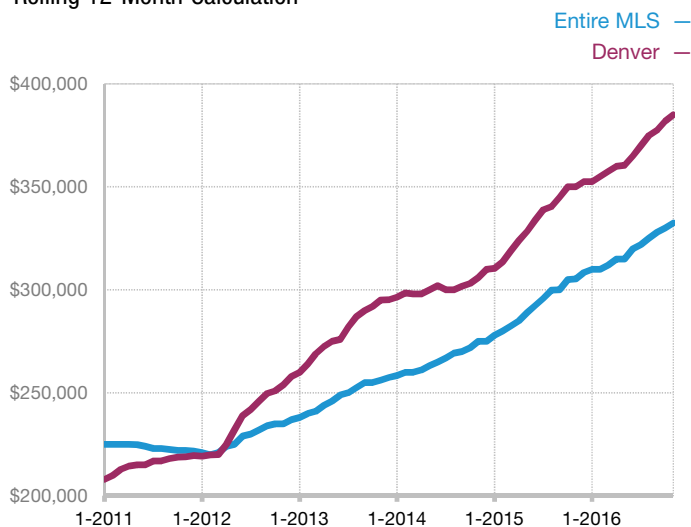
Single Family	November			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 11-2015	Thru 11-2016	Percent Change from Previous Year
Inventory of Active Listings	1,347	766	- 43.1%	--	--	--
Under Contract	584	633	+ 8.4%	8,080	8,182	+ 1.3%
New Listings	513	534	+ 4.1%	9,683	9,394	- 3.0%
Sold Listings	528	628	+ 18.9%	7,672	7,900	+ 3.0%
Days on Market Until Sale	28	27	- 3.6%	21	23	+ 9.5%
Median Sales Price*	\$336,000	\$385,000	+ 14.6%	\$354,000	\$388,327	+ 9.7%
Average Sales Price*	\$419,591	\$493,362	+ 17.6%	\$431,209	\$471,439	+ 9.3%
Percent of List Price Received*	99.0%	99.0%	0.0%	100.6%	100.1%	- 0.5%

* 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	November			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 11-2015	Thru 11-2016	Percent Change from Previous Year
Inventory of Active Listings	882	767	- 13.0%	--	--	--
Under Contract	411	412	+ 0.2%	5,580	5,439	- 2.5%
New Listings	388	412	+ 6.2%	6,533	6,510	- 0.4%
Sold Listings	406	458	+ 12.8%	5,311	5,214	- 1.8%
Days on Market Until Sale	27	30	+ 11.1%	25	25	0.0%
Median Sales Price*	\$286,250	\$320,000	+ 11.8%	\$265,000	\$293,500	+ 10.8%
Average Sales Price*	\$368,824	\$360,614	- 2.2%	\$328,866	\$357,351	+ 8.7%
Percent of List Price Received*	99.2%	99.2%	0.0%	100.3%	100.2%	- 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

