

# Local Market Update for May 2016

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Superior

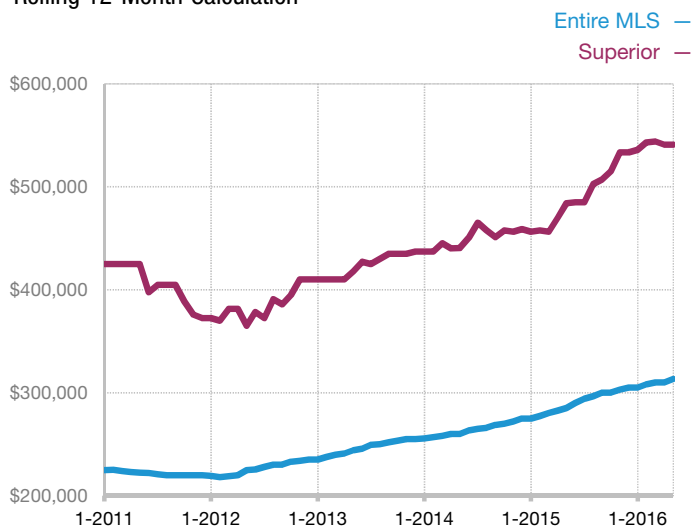
Single Family	May			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 05-2015	Thru 05-2016	Percent Change from Previous Year
Inventory of Active Listings	8	6	- 25.0%	--	--	--
Under Contract	9	9	0.0%	37	31	- 16.2%
New Listings	9	8	- 11.1%	41	38	- 7.3%
Sold Listings	5	9	+ 80.0%	27	26	- 3.7%
Days on Market Until Sale	10	11	+ 10.0%	30	25	- 16.7%
Median Sales Price*	\$536,000	\$540,000	+ 0.7%	\$502,600	\$567,500	+ 12.9%
Average Sales Price*	\$616,720	\$598,611	- 2.9%	\$555,513	\$598,196	+ 7.7%
Percent of List Price Received*	100.5%	102.4%	+ 1.9%	99.9%	100.6%	+ 0.7%

\* 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	May			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 05-2015	Thru 05-2016	Percent Change from Previous Year
Inventory of Active Listings	1	2	+ 100.0%	--	--	--
Under Contract	4	2	- 50.0%	14	10	- 28.6%
New Listings	4	3	- 25.0%	20	10	- 50.0%
Sold Listings	5	5	0.0%	8	11	+ 37.5%
Days on Market Until Sale	13	82	+ 530.8%	10	43	+ 330.0%
Median Sales Price*	\$302,000	\$620,564	+ 105.5%	\$272,450	\$376,500	+ 38.2%
Average Sales Price*	\$329,380	\$540,851	+ 64.2%	\$286,175	\$460,128	+ 60.8%
Percent of List Price Received*	104.1%	100.5%	- 3.5%	103.8%	102.0%	- 1.7%

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



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

