

Local Market Update for May 2016

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Douglas County

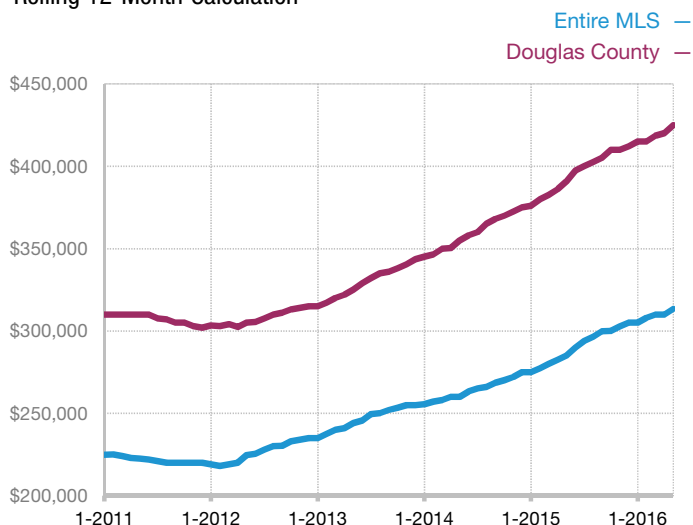
Single Family	May			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 05-2015	Thru 05-2016	Percent Change from Previous Year
Inventory of Active Listings	1,246	1,095	- 12.1%	--	--	--
Under Contract	704	803	+ 14.1%	2,953	2,871	- 2.8%
New Listings	887	892	+ 0.6%	3,509	3,516	+ 0.2%
Sold Listings	668	577	- 13.6%	2,392	2,268	- 5.2%
Days on Market Until Sale	28	29	+ 3.6%	37	39	+ 5.4%
Median Sales Price*	\$415,000	\$440,000	+ 6.0%	\$408,000	\$435,000	+ 6.6%
Average Sales Price*	\$469,881	\$513,431	+ 9.3%	\$460,341	\$496,777	+ 7.9%
Percent of List Price Received*	100.1%	100.0%	- 0.1%	99.7%	99.7%	0.0%

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

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	116	76	- 34.5%	--	--	--
Under Contract	132	125	- 5.3%	543	481	- 11.4%
New Listings	155	140	- 9.7%	597	532	- 10.9%
Sold Listings	137	101	- 26.3%	451	404	- 10.4%
Days on Market Until Sale	14	11	- 21.4%	22	17	- 22.7%
Median Sales Price*	\$247,500	\$280,000	+ 13.1%	\$245,000	\$277,000	+ 13.1%
Average Sales Price*	\$272,120	\$310,270	+ 14.0%	\$267,742	\$301,418	+ 12.6%
Percent of List Price Received*	101.0%	101.0%	0.0%	100.2%	100.4%	+ 0.2%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

