

# Local Market Update for May 2016

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Parker

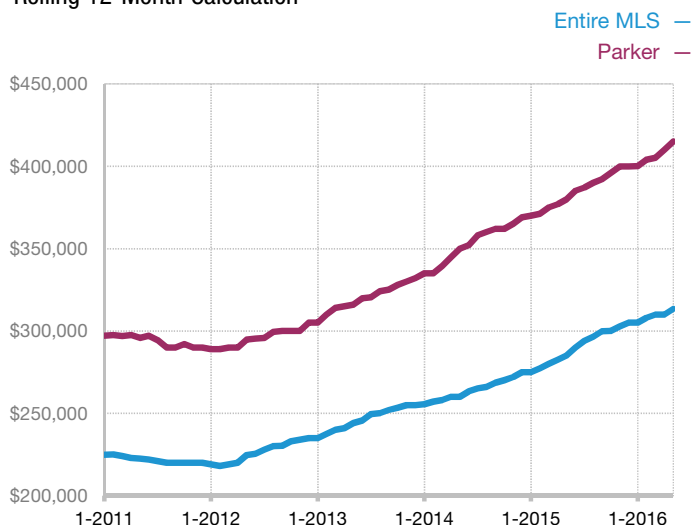
Single Family	May			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 05-2015	Thru 05-2016	Percent Change from Previous Year
Inventory of Active Listings	329	301	- 8.5%	--	--	--
Under Contract	206	281	+ 36.4%	915	934	+ 2.1%
New Listings	243	307	+ 26.3%	1,091	1,115	+ 2.2%
Sold Listings	212	175	- 17.5%	747	702	- 6.0%
Days on Market Until Sale	27	28	+ 3.7%	34	41	+ 20.6%
Median Sales Price*	\$402,212	\$445,000	+ 10.6%	\$391,000	\$436,750	+ 11.7%
Average Sales Price*	\$437,791	\$481,520	+ 10.0%	\$426,001	\$471,087	+ 10.6%
Percent of List Price Received*	100.4%	100.1%	- 0.3%	100.0%	99.7%	- 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	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	28	12	- 57.1%	--	--	--
Under Contract	46	43	- 6.5%	176	154	- 12.5%
New Listings	53	37	- 30.2%	190	158	- 16.8%
Sold Listings	39	34	- 12.8%	143	125	- 12.6%
Days on Market Until Sale	6	10	+ 66.7%	19	14	- 26.3%
Median Sales Price*	\$207,000	\$228,250	+ 10.3%	\$200,500	\$224,000	+ 11.7%
Average Sales Price*	\$211,707	\$245,953	+ 16.2%	\$215,068	\$231,615	+ 7.7%
Percent of List Price Received*	102.0%	101.2%	- 0.8%	100.7%	101.3%	+ 0.6%

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



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

