

# Local Market Update for May 2017

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lakewood

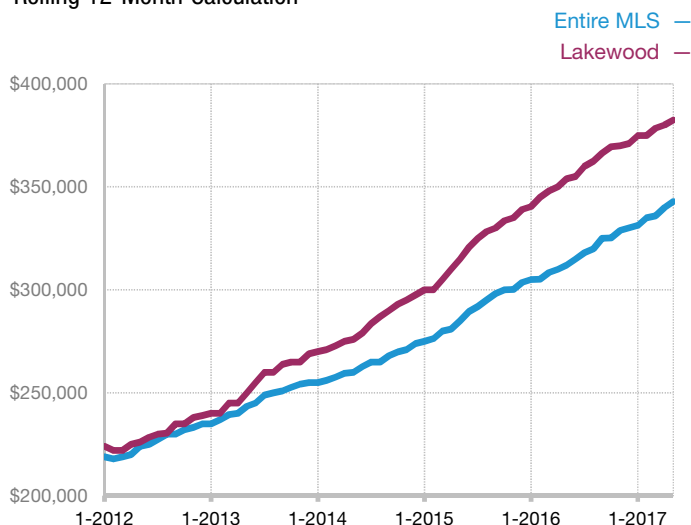
Single Family	May			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 05-2016	Thru 05-2017	Percent Change from Previous Year
Inventory of Active Listings	148	129	- 12.8%	--	--	--
Under Contract	164	163	- 0.6%	623	665	+ 6.7%
New Listings	188	182	- 3.2%	689	734	+ 6.5%
Sold Listings	133	151	+ 13.5%	555	582	+ 4.9%
Days on Market Until Sale	26	16	- 38.5%	32	22	- 31.3%
Median Sales Price*	\$385,000	\$412,000	+ 7.0%	\$374,900	\$400,000	+ 6.7%
Average Sales Price*	\$413,340	\$465,100	+ 12.5%	\$403,666	\$438,391	+ 8.6%
Percent of List Price Received*	100.9%	101.4%	+ 0.5%	100.3%	100.5%	+ 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.

Townhouse-Condo	May			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 05-2016	Thru 05-2017	Percent Change from Previous Year
Inventory of Active Listings	47	53	+ 12.8%	--	--	--
Under Contract	87	107	+ 23.0%	392	444	+ 13.3%
New Listings	78	115	+ 47.4%	398	482	+ 21.1%
Sold Listings	100	95	- 5.0%	377	380	+ 0.8%
Days on Market Until Sale	9	10	+ 11.1%	19	12	- 36.8%
Median Sales Price*	\$215,250	\$233,000	+ 8.2%	\$205,000	\$230,000	+ 12.2%
Average Sales Price*	\$232,509	\$239,290	+ 2.9%	\$228,450	\$244,319	+ 6.9%
Percent of List Price Received*	102.2%	102.4%	+ 0.2%	101.3%	101.8%	+ 0.5%

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



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

