

Local Market Update for May 2017

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Larkspur

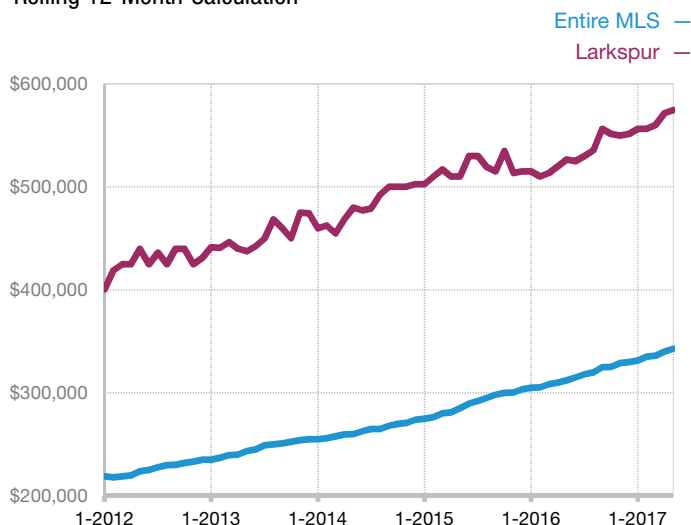
Single Family	May			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 05-2016	Thru 05-2017	Percent Change from Previous Year
Inventory of Active Listings	62	62	0.0%	--	--	--
Under Contract	11	22	+ 100.0%	51	67	+ 31.4%
New Listings	15	29	+ 93.3%	81	97	+ 19.8%
Sold Listings	9	17	+ 88.9%	42	54	+ 28.6%
Days on Market Until Sale	54	93	+ 72.2%	77	79	+ 2.6%
Median Sales Price*	\$562,500	\$665,000	+ 18.2%	\$542,250	\$579,450	+ 6.9%
Average Sales Price*	\$558,611	\$659,112	+ 18.0%	\$559,678	\$614,231	+ 9.7%
Percent of List Price Received*	98.0%	98.0%	0.0%	98.0%	98.8%	+ 0.8%

* 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	10	1	- 90.0%	--	--	--
Under Contract	0	3	--	3	6	+ 100.0%
New Listings	2	0	- 100.0%	7	5	- 28.6%
Sold Listings	0	1	--	3	3	0.0%
Days on Market Until Sale	0	16	--	78	19	- 75.6%
Median Sales Price*	\$0	\$400,000	--	\$240,000	\$400,000	+ 66.7%
Average Sales Price*	\$0	\$400,000	--	\$283,333	\$383,333	+ 35.3%
Percent of List Price Received*	0.0%	88.9%	--	95.6%	96.0%	+ 0.4%

* 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

