

# Local Market Update for February 2017

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Parker

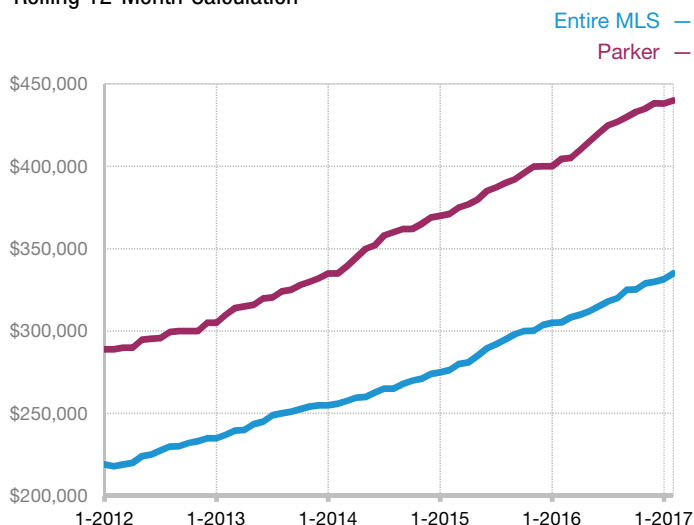
Single Family	February			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 02-2016	Thru 02-2017	Percent Change from Previous Year
Inventory of Active Listings	283	187	- 33.9%	--	--	--
Under Contract	145	180	+ 24.1%	268	339	+ 26.5%
New Listings	177	169	- 4.5%	314	350	+ 11.5%
Sold Listings	93	128	+ 37.6%	207	224	+ 8.2%
Days on Market Until Sale	48	36	- 25.0%	51	38	- 25.5%
Median Sales Price*	\$410,000	\$475,000	+ 15.9%	\$425,000	\$455,000	+ 7.1%
Average Sales Price*	\$446,439	\$508,835	+ 14.0%	\$457,921	\$497,056	+ 8.5%
Percent of List Price Received*	99.5%	99.5%	0.0%	99.1%	99.0%	- 0.1%

\* 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	February			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 02-2016	Thru 02-2017	Percent Change from Previous Year
Inventory of Active Listings	11	9	- 18.2%	--	--	--
Under Contract	23	23	0.0%	53	41	- 22.6%
New Listings	22	22	0.0%	47	44	- 6.4%
Sold Listings	21	13	- 38.1%	33	32	- 3.0%
Days on Market Until Sale	11	8	- 27.3%	15	11	- 26.7%
Median Sales Price*	\$200,000	\$240,000	+ 20.0%	\$212,000	\$245,000	+ 15.6%
Average Sales Price*	\$205,948	\$263,790	+ 28.1%	\$218,936	\$259,514	+ 18.5%
Percent of List Price Received*	99.8%	101.0%	+ 1.2%	100.1%	100.2%	+ 0.1%

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



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

