

Local Market Update for February 2017

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Denver

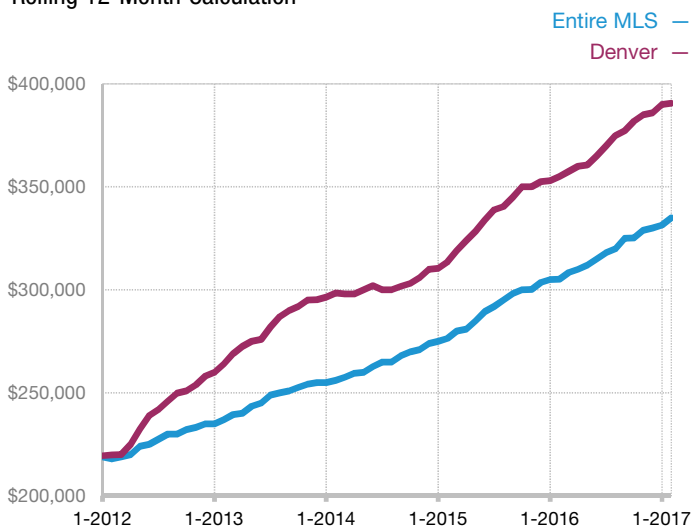
Single Family	February			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 02-2016	Thru 02-2017	Percent Change from Previous Year
Inventory of Active Listings	901	527	- 41.5%	--	--	--
Under Contract	634	663	+ 4.6%	1,191	1,183	- 0.7%
New Listings	659	666	+ 1.1%	1,254	1,213	- 3.3%
Sold Listings	500	433	- 13.4%	990	905	- 8.6%
Days on Market Until Sale	37	30	- 18.9%	37	31	- 16.2%
Median Sales Price*	\$350,000	\$397,000	+ 13.4%	\$341,250	\$380,000	+ 11.4%
Average Sales Price*	\$449,190	\$464,241	+ 3.4%	\$434,854	\$470,202	+ 8.1%
Percent of List Price Received*	99.3%	99.7%	+ 0.4%	99.0%	99.3%	+ 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	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	656	624	- 4.9%	--	--	--
Under Contract	457	528	+ 15.5%	812	963	+ 18.6%
New Listings	495	525	+ 6.1%	904	1,013	+ 12.1%
Sold Listings	370	365	- 1.4%	663	698	+ 5.3%
Days on Market Until Sale	31	32	+ 3.2%	33	32	- 3.0%
Median Sales Price*	\$279,136	\$294,500	+ 5.5%	\$279,000	\$290,000	+ 3.9%
Average Sales Price*	\$361,232	\$354,380	- 1.9%	\$362,701	\$355,992	- 1.8%
Percent of List Price Received*	99.9%	99.8%	- 0.1%	99.4%	99.5%	+ 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

