

Local Market Update for April 2017

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arapahoe County

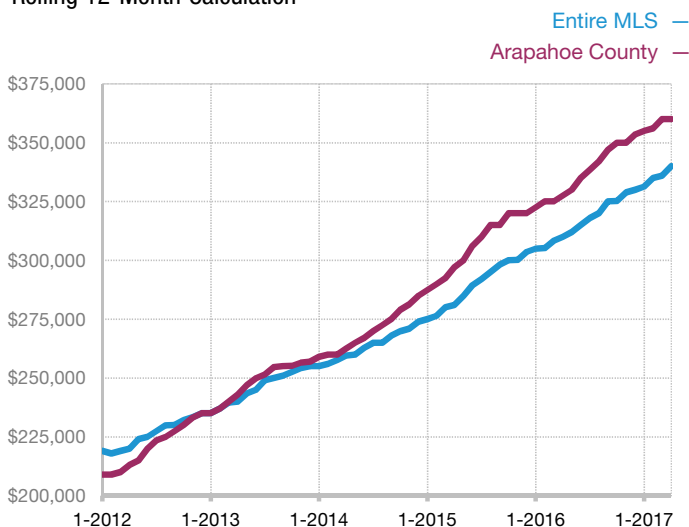
| Single Family | April | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2016 | 2017 | Percent Change from Previous Year | Thru 04-2016 | Thru 04-2017 | Percent Change from Previous Year |
| Inventory of Active Listings | 935 | 667 | - 28.7% | -- | -- | -- |
| Under Contract | 740 | 867 | + 17.2% | 2,505 | 2,845 | + 13.6% |
| New Listings | 923 | 909 | - 1.5% | 2,899 | 3,062 | + 5.6% |
| Sold Listings | 664 | 603 | - 9.2% | 2,183 | 2,340 | + 7.2% |
| Days on Market Until Sale | 22 | 21 | - 4.5% | 28 | 28 | 0.0% |
| Median Sales Price* | \$355,000 | \$380,000 | + 7.0% | \$344,990 | \$375,000 | + 8.7% |
| Average Sales Price* | \$446,916 | \$457,557 | + 2.4% | \$416,179 | \$448,432 | + 7.7% |
| Percent of List Price Received* | 101.2% | 100.7% | - 0.5% | 100.3% | 100.1% | - 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 | April | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2016 | 2017 | Percent Change from Previous Year | Thru 04-2016 | Thru 04-2017 | Percent Change from Previous Year |
| Inventory of Active Listings | 302 | 198 | - 34.4% | -- | -- | -- |
| Under Contract | 341 | 403 | + 18.2% | 1,266 | 1,344 | + 6.2% |
| New Listings | 412 | 437 | + 6.1% | 1,360 | 1,387 | + 2.0% |
| Sold Listings | 333 | 324 | - 2.7% | 1,168 | 1,177 | + 0.8% |
| Days on Market Until Sale | 15 | 18 | + 20.0% | 19 | 22 | + 15.8% |
| Median Sales Price* | \$205,300 | \$234,050 | + 14.0% | \$195,000 | \$223,500 | + 14.6% |
| Average Sales Price* | \$221,393 | \$251,278 | + 13.5% | \$213,105 | \$239,880 | + 12.6% |
| Percent of List Price Received* | 101.7% | 101.5% | - 0.2% | 100.8% | 100.7% | - 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

