

# Local Market Update for October 2017

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Evergreen/Conifer

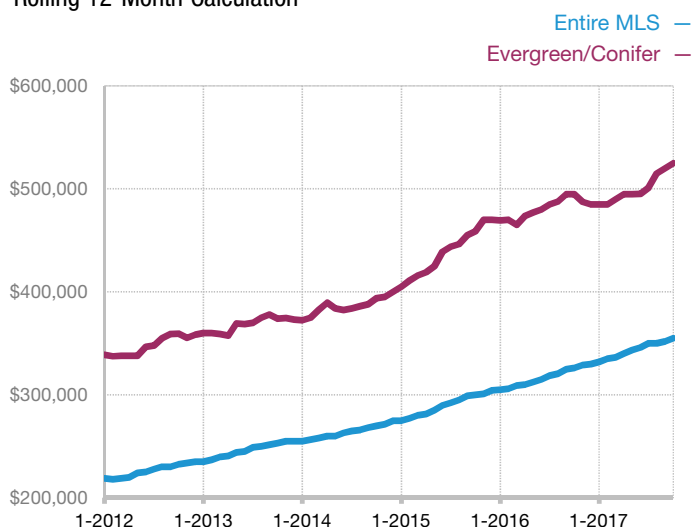
Single Family	October			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 10-2016	Thru 10-2017	Percent Change from Previous Year
Inventory of Active Listings	223	151	- 32.3%	--	--	--
Under Contract	57	63	+ 10.5%	671	663	- 1.2%
New Listings	59	37	- 37.3%	892	808	- 9.4%
Sold Listings	76	73	- 3.9%	640	642	+ 0.3%
Days on Market Until Sale	46	50	+ 8.7%	43	45	+ 4.7%
Median Sales Price*	\$448,500	\$530,000	+ 18.2%	\$497,000	\$543,250	+ 9.3%
Average Sales Price*	\$539,648	\$629,344	+ 16.6%	\$571,418	\$635,828	+ 11.3%
Percent of List Price Received*	98.5%	98.6%	+ 0.1%	98.5%	98.8%	+ 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	October			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 10-2016	Thru 10-2017	Percent Change from Previous Year
Inventory of Active Listings	11	13	+ 18.2%	--	--	--
Under Contract	2	6	+ 200.0%	58	52	- 10.3%
New Listings	3	4	+ 33.3%	66	71	+ 7.6%
Sold Listings	5	6	+ 20.0%	58	46	- 20.7%
Days on Market Until Sale	31	27	- 12.9%	22	29	+ 31.8%
Median Sales Price*	\$432,500	\$308,500	- 28.7%	\$332,059	\$352,500	+ 6.2%
Average Sales Price*	\$446,860	\$451,167	+ 1.0%	\$378,015	\$414,736	+ 9.7%
Percent of List Price Received*	98.2%	98.4%	+ 0.2%	99.4%	99.9%	+ 0.5%

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



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

