

Local Market Update for August 2017

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
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Denver

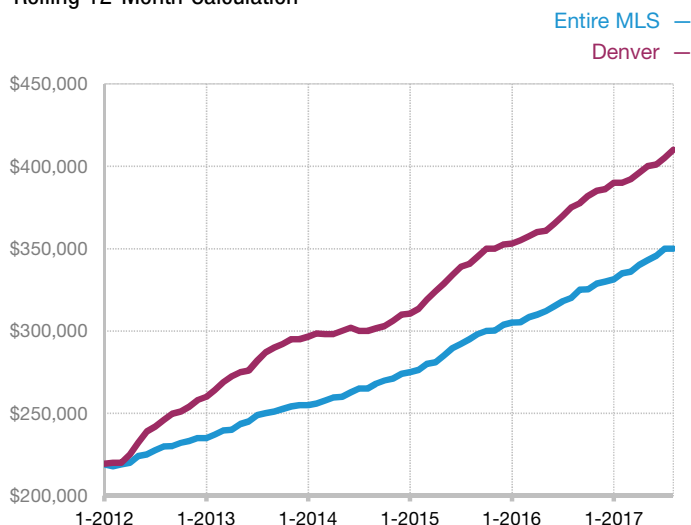
Single Family	August			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 08-2016	Thru 08-2017	Percent Change from Previous Year
Inventory of Active Listings	1,383	937	- 32.2%	--	--	--
Under Contract	794	783	- 1.4%	6,113	5,809	- 5.0%
New Listings	1,010	839	- 16.9%	7,239	6,832	- 5.6%
Sold Listings	834	715	- 14.3%	5,786	5,487	- 5.2%
Days on Market Until Sale	18	19	+ 5.6%	23	21	- 8.7%
Median Sales Price*	\$385,000	\$425,000	+ 10.4%	\$388,000	\$421,000	+ 8.5%
Average Sales Price*	\$468,737	\$514,290	+ 9.7%	\$468,816	\$515,864	+ 10.0%
Percent of List Price Received*	100.2%	100.3%	+ 0.1%	100.4%	100.4%	0.0%

* 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	August			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 08-2016	Thru 08-2017	Percent Change from Previous Year
Inventory of Active Listings	1,087	940	- 13.5%	--	--	--
Under Contract	537	512	- 4.7%	4,013	4,290	+ 6.9%
New Listings	654	627	- 4.1%	4,893	5,142	+ 5.1%
Sold Listings	529	591	+ 11.7%	3,776	4,003	+ 6.0%
Days on Market Until Sale	24	26	+ 8.3%	24	26	+ 8.3%
Median Sales Price*	\$294,950	\$325,000	+ 10.2%	\$293,000	\$320,000	+ 9.2%
Average Sales Price*	\$356,728	\$378,515	+ 6.1%	\$357,708	\$386,612	+ 8.1%
Percent of List Price Received*	100.2%	99.6%	- 0.6%	100.4%	100.0%	- 0.4%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

