

Local Market Update for May 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Parker

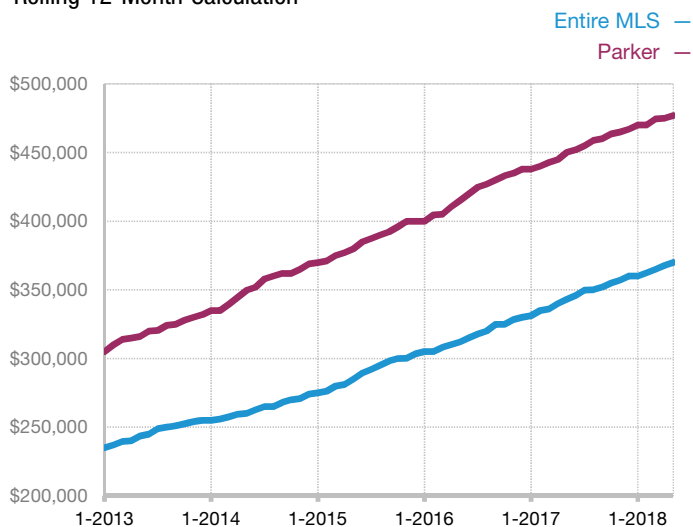
Single Family	May			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 05-2017	Thru 05-2018	Percent Change from Previous Year
Inventory of Active Listings	350	294	- 16.0%	--	--	--
Under Contract	207	220	+ 6.3%	948	954	+ 0.6%
New Listings	262	295	+ 12.6%	1,133	1,151	+ 1.6%
Sold Listings	203	210	+ 3.4%	842	785	- 6.8%
Days on Market Until Sale	23	18	- 21.7%	32	29	- 9.4%
Median Sales Price*	\$477,000	\$497,250	+ 4.2%	\$465,000	\$490,000	+ 5.4%
Average Sales Price*	\$521,273	\$541,879	+ 4.0%	\$509,039	\$538,031	+ 5.7%
Percent of List Price Received*	100.1%	100.5%	+ 0.4%	99.7%	100.0%	+ 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	May			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 05-2017	Thru 05-2018	Percent Change from Previous Year
Inventory of Active Listings	62	54	- 12.9%	--	--	--
Under Contract	42	32	- 23.8%	156	164	+ 5.1%
New Listings	79	43	- 45.6%	216	170	- 21.3%
Sold Listings	31	31	0.0%	125	120	- 4.0%
Days on Market Until Sale	6	7	+ 16.7%	11	12	+ 9.1%
Median Sales Price*	\$259,000	\$290,000	+ 12.0%	\$259,000	\$285,500	+ 10.2%
Average Sales Price*	\$271,477	\$309,027	+ 13.8%	\$272,562	\$300,094	+ 10.1%
Percent of List Price Received*	102.2%	101.5%	- 0.7%	101.0%	101.2%	+ 0.2%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

