

Local Market Update for January 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lakewood

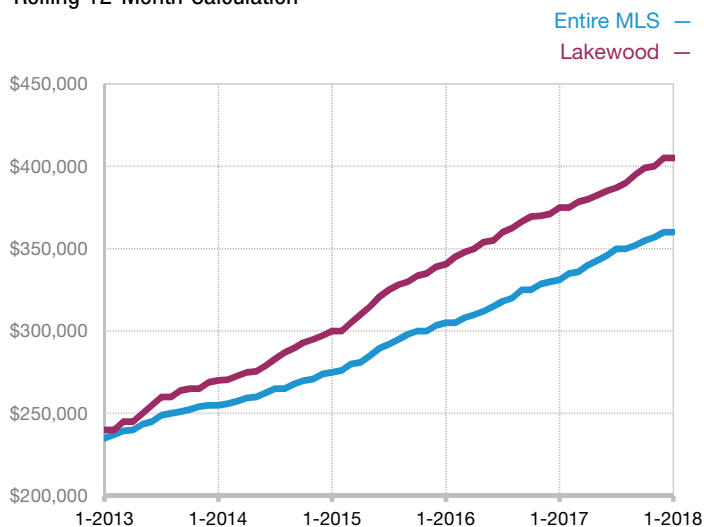
| Single Family | January | | | Year to Date | | |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| Key Metrics | 2017 | 2018 | Percent Change from Previous Year | Thru 01-2017 | Thru 01-2018 | Percent Change from Previous Year |
| Inventory of Active Listings | 136 | 75 | - 44.9% | -- | -- | -- |
| Under Contract | 93 | 99 | + 6.5% | 93 | 99 | + 6.5% |
| New Listings | 99 | 96 | - 3.0% | 99 | 96 | - 3.0% |
| Sold Listings | 103 | 77 | - 25.2% | 103 | 77 | - 25.2% |
| Days on Market Until Sale | 24 | 38 | + 58.3% | 24 | 38 | + 58.3% |
| Median Sales Price* | \$380,000 | \$415,000 | + 9.2% | \$380,000 | \$415,000 | + 9.2% |
| Average Sales Price* | \$406,934 | \$455,495 | + 11.9% | \$406,934 | \$455,495 | + 11.9% |
| Percent of List Price Received* | 99.7% | 98.8% | - 0.9% | 99.7% | 98.8% | - 0.9% |

* 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 | January | | | Year to Date | | |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| Key Metrics | 2017 | 2018 | Percent Change from Previous Year | Thru 01-2017 | Thru 01-2018 | Percent Change from Previous Year |
| Inventory of Active Listings | 26 | 43 | + 65.4% | -- | -- | -- |
| Under Contract | 74 | 75 | + 1.4% | 74 | 75 | + 1.4% |
| New Listings | 64 | 71 | + 10.9% | 64 | 71 | + 10.9% |
| Sold Listings | 61 | 66 | + 8.2% | 61 | 66 | + 8.2% |
| Days on Market Until Sale | 17 | 18 | + 5.9% | 17 | 18 | + 5.9% |
| Median Sales Price* | \$220,000 | \$248,950 | + 13.2% | \$220,000 | \$248,950 | + 13.2% |
| Average Sales Price* | \$252,647 | \$278,633 | + 10.3% | \$252,647 | \$278,633 | + 10.3% |
| Percent of List Price Received* | 100.1% | 100.2% | + 0.1% | 100.1% | 100.2% | + 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

