

Local Market Update for January 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Parker

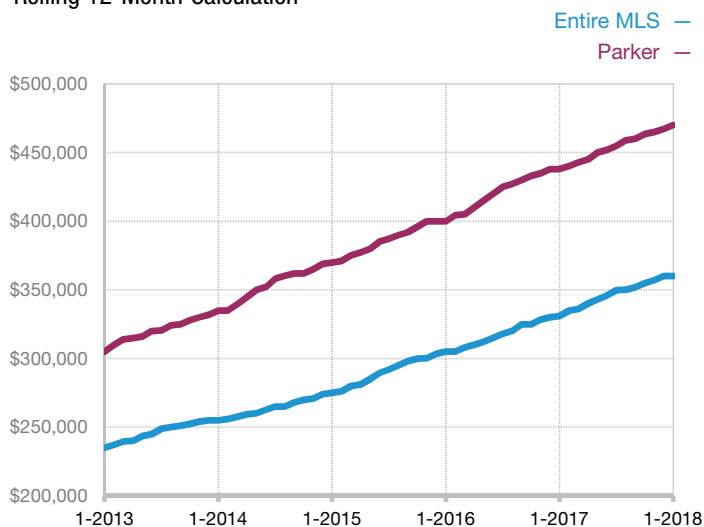
Single Family	January			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 01-2017	Thru 01-2018	Percent Change from Previous Year
Inventory of Active Listings	280	178	- 36.4%	--	--	--
Under Contract	159	136	- 14.5%	159	136	- 14.5%
New Listings	180	155	- 13.9%	180	155	- 13.9%
Sold Listings	101	103	+ 2.0%	101	103	+ 2.0%
Days on Market Until Sale	45	46	+ 2.2%	45	46	+ 2.2%
Median Sales Price*	\$439,000	\$478,000	+ 8.9%	\$439,000	\$478,000	+ 8.9%
Average Sales Price*	\$484,108	\$513,858	+ 6.1%	\$484,108	\$513,858	+ 6.1%
Percent of List Price Received*	98.4%	99.1%	+ 0.7%	98.4%	99.1%	+ 0.7%

* 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	12	53	+ 341.7%	--	--	--
Under Contract	18	21	+ 16.7%	18	21	+ 16.7%
New Listings	22	23	+ 4.5%	22	23	+ 4.5%
Sold Listings	19	15	- 21.1%	19	15	- 21.1%
Days on Market Until Sale	13	21	+ 61.5%	13	21	+ 61.5%
Median Sales Price*	\$250,000	\$267,500	+ 7.0%	\$250,000	\$267,500	+ 7.0%
Average Sales Price*	\$256,587	\$279,367	+ 8.9%	\$256,587	\$279,367	+ 8.9%
Percent of List Price Received*	99.7%	100.4%	+ 0.7%	99.7%	100.4%	+ 0.7%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

