

# Local Market Update for December 2015

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lakewood

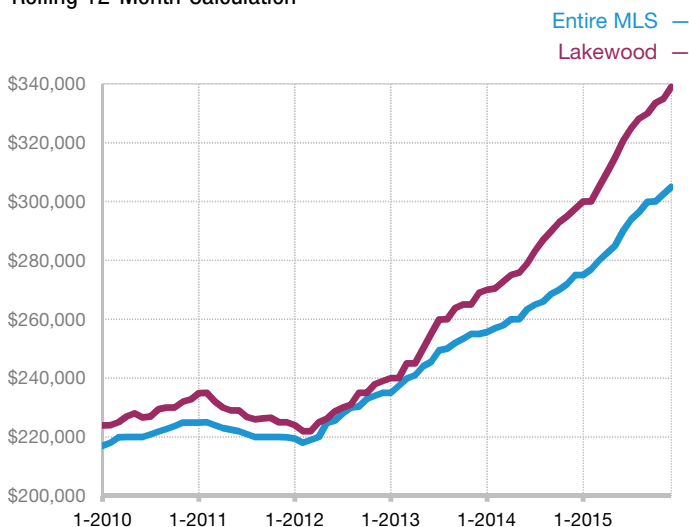
Single Family	December			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 12-2014	Thru 12-2015	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	169	122	- 27.8%	--	--	--
Under Contract	91	86	- 5.5%	1,605	1,574	- 1.9%
New Listings	61	55	- 9.8%	1,778	1,779	+ 0.1%
Sold Listings	122	136	+ 11.5%	1,575	1,555	- 1.3%
Days on Market Until Sale	35	26	- 25.7%	31	21	- 32.3%
Median Sales Price*	\$318,500	\$349,950	+ 9.9%	\$297,500	\$339,000	+ 13.9%
Average Sales Price*	\$356,878	\$377,525	+ 5.8%	\$327,989	\$369,381	+ 12.6%
Percent of List Price Received*	98.6%	99.0%	+ 0.4%	99.2%	100.4%	+ 1.2%

\* 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	December			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 12-2014	Thru 12-2015	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	44	47	+ 6.8%	--	--	--
Under Contract	41	53	+ 29.3%	996	1,151	+ 15.6%
New Listings	31	46	+ 48.4%	1,037	1,220	+ 17.6%
Sold Listings	92	96	+ 4.3%	1,002	1,115	+ 11.3%
Days on Market Until Sale	27	18	- 33.3%	21	12	- 42.9%
Median Sales Price*	\$158,500	\$199,900	+ 26.1%	\$155,000	\$180,000	+ 16.1%
Average Sales Price*	\$175,224	\$209,784	+ 19.7%	\$165,469	\$193,038	+ 16.7%
Percent of List Price Received*	98.7%	100.4%	+ 1.7%	99.1%	101.4%	+ 2.3%

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

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



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

