

# Local Market Update for July 2015

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lakewood

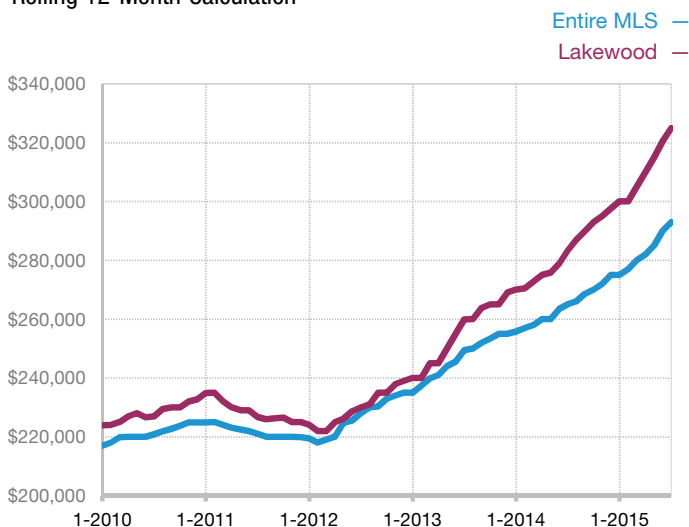
Single Family	July			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 07-2014	Thru 07-2015	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	283	<b>192</b>	- 32.2%	--	--	--
Under Contract	147	<b>180</b>	+ 22.4%	980	<b>950</b>	- 3.1%
New Listings	184	<b>226</b>	+ 22.8%	1,155	<b>1,114</b>	- 3.5%
Sold Listings	154	<b>158</b>	+ 2.6%	892	<b>862</b>	- 3.4%
Days on Market Until Sale	24	<b>13</b>	- 45.8%	34	<b>19</b>	- 44.1%
Median Sales Price*	\$311,350	<b>\$340,000</b>	+ 9.2%	\$293,000	<b>\$339,650</b>	+ 15.9%
Average Sales Price*	\$341,733	<b>\$376,093</b>	+ 10.1%	\$323,765	<b>\$368,198</b>	+ 13.7%
Percent of List Price Received*	99.4%	<b>101.2%</b>	+ 1.8%	99.4%	<b>101.0%</b>	+ 1.6%

\* 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	July			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 07-2014	Thru 07-2015	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	108	<b>89</b>	- 17.6%	--	--	--
Under Contract	97	<b>108</b>	+ 11.3%	570	<b>690</b>	+ 21.1%
New Listings	101	<b>129</b>	+ 27.7%	638	<b>776</b>	+ 21.6%
Sold Listings	85	<b>115</b>	+ 35.3%	511	<b>591</b>	+ 15.7%
Days on Market Until Sale	15	<b>8</b>	- 46.7%	22	<b>10</b>	- 54.5%
Median Sales Price*	\$163,500	<b>\$186,000</b>	+ 13.8%	\$155,000	<b>\$176,000</b>	+ 13.5%
Average Sales Price*	\$171,706	<b>\$191,894</b>	+ 11.8%	\$163,135	<b>\$189,394</b>	+ 16.1%
Percent of List Price Received*	99.5%	<b>102.2%</b>	+ 2.7%	99.2%	<b>101.8%</b>	+ 2.6%

\* 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

