

Denver Metro Market Trends Report

May 2016

#DMARstats

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This is a hot spring for the metro-Denver real estate market with inventory on the rise, more homes under contract, and prices continuing to climb
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Inventory is beginning to rise as sellers are coming out of winter hibernation.

” Close your eyes and imagine the opening chords to the Rolling Stone's song 'Start Me Up' and it will surely do two things – put a smile on your face and get you pumped up! Our spring real estate market gives me that same feeling because it is off to a great start as evidenced by statistical increases in just about every category including Active Listings, New Listings, Under Contracts, Sold Homes & overall Sales Volume. ”

- Anthony Rael, Chairman of the DMAR Market Trends Committee



A strong seller's market persists in the Denver metro area, but compared to the fierce competition at lower price points, buyers in the over \$600k price range are not as willing to turn a blind eye on inspection.

Market Metrics

Residential (Single Family plus Condo) | April 2016 Data



↑ **16.49%**
Active Inventory:
5,221



↑ **1.10%**
Sold Homes:
4,312



↑ **1.97%**
Average Price:
\$398,663



↑ **1.45%**
Median Sold Price:
\$350,000



↓ **20.51%**
DOM:
31



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Statistics compiled by DMAR Market Trends Committee.
Data source: REcolorado.

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