



**DENVER METRO**

ASSOCIATION OF REALTORS®

*The Voice of Real Estate® in the Denver metro area*

# Denver Metro Real Estate Market Trends Report

## **11 County Active and Sold Supplementary Report**

Adams, Arapahoe, Boulder, Broomfield, Clear Creek, Denver, Douglas, Elbert, Gilpin, Jefferson & Park  
County

**October 2016**

[www.dmarealtors.com](http://www.dmarealtors.com)



Single Family (aka Detached Single Family)												
	ADAMS		ARAPAHOE		BROOMFIELD		DENVER		DOUGLAS		JEFFERSON	
	Active	Sold	Active	Sold	Active	Sold	Active	Sold	Active	Sold	Active	Sold
Jan, '14	778	335	1,016	410	119	39	1,059	438	1,063	305	1,045	364
Feb, '14	709	361	961	457	109	44	930	469	1,131	327	988	442
Mar, '14	671	437	950	559	135	63	874	657	1,253	466	1,020	531
Apr, '14	734	522	1,042	717	127	74	951	729	1,312	538	1,109	592
May, '14	742	543	1,155	817	137	87	1,072	758	1,444	716	1,312	773
Jun, '14	791	670	1,216	868	158	109	1,173	841	1,583	765	1,465	794
Jul, '14	849	635	1,313	900	163	95	1,172	771	1,618	712	1,521	808
Aug, '14	800	578	1,271	810	168	84	1,194	692	1,535	636	1,470	761
Sep, '14	765	569	1,212	725	151	73	1,198	660	1,451	571	1,434	711
Oct, '14	681	579	1,093	700	129	58	1,034	723	1,265	516	1,254	634
Nov, '14	536	429	854	526	106	62	814	577	1,074	421	1,015	562
Dec, '14	434	477	699	602	90	61	692	611	905	435	838	580
Jan, '15	455	298	651	377	74	40	612	366	860	288	740	366
Feb, '15	397	347	609	420	84	44	563	475	844	363	685	402
Mar, '15	322	487	545	601	73	60	492	627	792	519	670	591
Apr, '15	443	581	665	730	91	71	631	672	918	556	778	614
May, '15	481	584	751	740	78	103	688	706	1,026	668	912	767
Jun, '15	533	674	801	949	83	100	751	831	1,132	786	1,035	814
Jul, '15	671	665	1,004	936	112	78	994	810	1,261	728	1,228	823
Aug, '15	721	637	1,044	786	102	84	1,048	680	1,248	646	1,201	754
Sep, '15	715	584	1,002	768	94	74	1,094	706	1,231	558	1,214	764
Oct, '15	665	573	924	759	97	74	1,051	672	1,197	502	1,183	644
Nov, '15	514	452	711	516	81	57	810	481	987	406	917	512
Dec, '15	385	553	533	675	69	59	629	636	750	467	697	658
Jan, '16	391	380	522	448	67	35	568	447	754	345	657	384
Feb, '16	362	365	475	460	60	38	513	473	775	353	596	411
Mar, '16	355	507	575	613	70	54	540	627	913	463	651	650
Apr, '16	440	518	706	665	79	75	628	712	1,060	538	739	579
May, '16	453	627	742	737	71	73	709	756	1,076	600	766	717
Jun, '16	581	615	937	913	92	101	892	763	1,281	768	1,023	784
Jul, '16	604	606	1,091	789	114	84	930	769	1,445	656	1,083	683
Aug, '16	615	617	1,043	801	123	84	950	776	1,296	613	1,118	822
Sep, '16	699	584	1,151	712	113	76	983	665	1,306	585	1,123	775

The above representation may or may not reflect all real estate activity in the market.

Source: Denver Metro Association of REALTORS® (DMAR) Market Trends Committee

Source of the data: REcolorado

Condo (aka Attached Single Family)													
	ADAMS		ARAPAHOE		BROOMFIELD		DENVER		DOUGLAS		JEFFERSON		
	Active	Sold	Active	Sold	Active	Sold	Active	Sold	Active	Sold	Active	Sold	
Jan, '14	111	62	332	168	23	9	723	211	128	46	184	133	
Feb, '14	105	81	332	208	12	16	760	299	132	71	187	126	
Mar, '14	104	111	332	250	17	17	729	357	118	88	178	189	
Apr, '14	105	122	331	281	19	12	740	450	134	95	214	225	
May, '14	123	163	370	345	24	14	841	529	126	143	242	258	
Jun, '14	139	143	411	376	29	15	864	552	137	135	245	267	
Jul, '14	152	147	445	391	35	26	917	521	146	130	237	278	
Aug, '14	131	159	380	399	23	22	886	458	145	123	219	258	
Sep, '14	107	173	349	367	25	17	856	473	125	103	221	278	
Oct, '14	110	133	333	367	18	22	816	486	111	131	188	237	
Nov, '14	67	97	252	256	17	11	650	397	90	72	119	199	
Dec, '14	43	120	193	297	13	15	552	396	70	84	99	207	
Jan, '15	51	72	202	242	8	8	514	243	68	53	115	117	
Feb, '15	37	85	168	216	9	15	436	344	64	68	115	132	
Mar, '15	50	113	128	323	4	16	420	479	52	92	81	218	
Apr, '15	67	132	172	354	16	23	491	476	67	101	122	239	
May, '15	67	160	223	369	10	17	558	497	82	137	132	258	
Jun, '15	66	186	217	441	13	34	595	599	95	144	147	286	
Jul, '15	95	204	311	472	13	19	663	579	98	163	194	312	
Aug, '15	98	179	336	433	18	17	715	520	92	128	155	290	
Sep, '15	76	169	330	398	10	14	726	535	98	129	166	265	
Oct, '15	75	158	303	363	8	18	708	456	103	111	167	263	
Nov, '15	65	115	240	286	7	13	609	394	59	72	116	192	
Dec, '15	57	135	166	366	5	14	462	475	49	106	105	225	
Jan, '16	56	86	167	254	6	7	473	272	49	58	86	133	
Feb, '16	56	95	138	255	5	17	463	351	42	75	76	152	
Mar, '16	47	125	152	326	10	14	546	442	53	83	82	199	
Apr, '16	64	142	224	333	7	18	631	481	56	89	113	217	
May, '16	53	156	260	335	5	21	635	558	76	109	90	241	
Jun, '16	77	144	267	391	11	14	741	522	73	110	135	249	
Jul, '16	84	173	317	394	5	15	788	493	91	110	160	245	
Aug, '16	95	162	294	431	8	22	800	501	87	123	156	271	
Sep, '16	114	172	317	376	11	24	865	480	65	125	152	252	

The above representation may or may not reflect all real estate activity in the market.

Source: Denver Metro Association of REALTORS® (DMAR) Market Trends Committee

Source of the data: ReColorado

Single Family (aka Detached Single Family)										
	BOULDER		CLEAR CREEK		ELBERT		GILPIN		PARK	
	Active	Sold	Active	Sold	Active	Sold	Active	Sold	Active	Sold
Jan, '14	180	57	78	11	129	21	34	11	270	32
Feb, '14	181	45	80	13	127	23	39	1	273	21
Mar, '14	208	66	88	8	144	32	37	5	270	43
Apr, '14	226	94	91	15	147	43	37	8	295	25
May, '14	257	104	107	19	162	60	53	7	337	34
Jun, '14	310	116	124	14	190	49	66	13	375	48
Jul, '14	299	126	131	18	200	46	72	11	384	50
Aug, '14	310	106	126	33	201	42	65	10	394	59
Sep, '14	284	85	117	22	185	34	63	10	353	55
Oct, '14	255	81	99	20	159	50	54	12	314	63
Nov, '14	227	68	79	16	130	34	44	5	273	33
Dec, '14	198	73	70	16	125	43	41	9	246	35
Jan, '15	177	46	50	9	84	22	33	6	204	19
Feb, '15	158	68	40	9	85	27	22	1	200	31
Mar, '15	92	98	38	16	75	47	24	8	202	28
Apr, '15	152	77	48	19	92	39	37	9	220	46
May, '15	144	106	64	16	103	47	42	8	256	53
Jun, '15	164	103	84	25	109	56	52	10	287	46
Jul, '15	193	108	90	17	153	54	49	14	300	59
Aug, '15	228	121	78	31	149	34	36	19	283	63
Sep, '15	207	80	68	26	141	46	37	13	277	64
Oct, '15	202	99	62	25	126	40	32	12	227	53
Nov, '15	163	72	50	13	99	32	31	7	200	47
Dec, '15	139	89	46	11	86	37	22	6	163	40
Jan, '16	125	63	40	13	73	27	13	3	151	26
Feb, '16	123	64	40	10	66	31	12	12	136	40
Mar, '16	167	76	49	17	86	42	17	7	141	31
Apr, '16	141	98	48	16	98	23	21	7	140	29
May, '16	150	122	60	11	103	67	28	6	161	46
Jun, '16	207	133	65	22	123	50	42	9	210	49
Jul, '16	208	117	89	17	145	49	41	12	238	47
Aug, '16	226	126	73	23	136	55	31	14	243	66
Sep, '16	213	96	61	19	140	34	33	16	199	62

The above representation may or may not reflect all real estate activity in the market.

Source: Denver Metro Association of REALTORS® (DMAR) Market Trends Committee

Source of the data: Recolorado

Condo (aka Attached Single Family)										
	BOULDER		CLEAR CREEK		ELBERT		GILPIN		PARK	
	Active	Sold	Active	Sold	Active	Sold	Active	Sold	Active	Sold
Jan, '14	38	14	9	1	1	0	0	0	7	0
Feb, '14	45	18	10	0	1	0	0	0	8	0
Mar, '14	46	17	9	2	1	0	2	1	9	0
Apr, '14	58	39	12	0	1	1	4	2	7	0
May, '14	61	40	13	0	0	2	4	1	8	1
Jun, '14	60	38	16	2	0	2	6	1	7	0
Jul, '14	66	30	13	3	0	0	6	0	6	0
Aug, '14	48	32	9	6	0	0	7	0	4	0
Sep, '14	45	33	8	2	0	0	7	0	3	1
Oct, '14	36	26	12	3	0	0	4	1	2	1
Nov, '14	28	32	12	1	0	0	3	1	2	0
Dec, '14	27	33	10	0	0	0	2	4	1	0
Jan, '15	14	16	9	0	1	1	1	0	1	1
Feb, '15	14	21	9	2	0	0	3	0	0	0
Mar, '15	13	31	6	3	0	1	3	1	0	0
Apr, '15	16	24	8	3	0	0	2	1	1	0
May, '15	22	24	14	3	0	0	3	0	1	0
Jun, '15	18	41	11	1	0	0	3	2	1	0
Jul, '15	24	43	12	3	0	0	4	1	1	0
Aug, '15	25	28	3	2	0	0	3	2	2	1
Sep, '15	20	30	4	2	0	0	4	1	2	0
Oct, '15	16	22	5	4	0	0	4	2	1	0
Nov, '15	17	20	4	0	0	0	2	1	1	0
Dec, '15	14	15	3	1	1	0	1	2	2	0
Jan, '16	17	12	2	0	1	1	1	1	2	0
Feb, '16	18	17	4	0	0	0	1	1	2	1
Mar, '16	23	27	4	3	0	1	0	0	1	0
Apr, '16	20	23	3	2	0	0	0	1	3	1
May, '16	19	33	2	3	0	0	2	1	2	0
Jun, '16	36	29	0	1	0	0	1	1	2	0
Jul, '16	31	30	1	6	0	0	1	2	2	2
Aug, '16	28	43	1	2	1	2	0	3	3	0

The above representation may or may not reflect all real estate activity in the market.

Source: Denver Metro Association of REALTORS® (DMAR) Market Trends Committee

Source of the data: REcolorado - September 4, 2016



Connect:

To stay up to date with relevant real estate news and statistics please visit [www.dmarealtors.com/market-trends](http://www.dmarealtors.com/market-trends), and join the conversation using the hashtag **#DMARSTATS** on social media.

## ▶ ABOUT | DMAR MARKET TRENDS COMMITTEE

The DMAR Market Trends Committee, part of the Denver Metro Association of REALTORS®, *The Voice of Real Estate® in the Denver metro area*, provide timely, consistent, and relevant monthly summaries of valuable local real estate market statistical data for both its members and the general public. Statistics from the “Denver Metro Real Estate Market Trends Report” provide data for the following counties: Adams, Arapahoe, Boulder, Broomfield, Clear Creek, Denver, Douglas, Elbert, Gilpin, Jefferson and Park.

DMAR’s Market Trends Committee consists of the following REALTOR® members:

- Anthony Rael, Committee Chair, Asst. Managing Broker at RE/MAX Alliance-Arvada | 303.520.3179
- Steve Danyliw, Broker/Owner at Danyliw & Associates | 303.880.1865
- Jill Schafer, Broker Associate at Kentwood Real Estate | 720.422.0950
- Brigitte Modglin, Broker Associate at Kentwood City Properties | 303.820.2489
- Elaine Stucy, Owner/President at Stucy Realty Company | 303.660.0801

To stay up to date with relevant real estate news and statistics please visit [www.dmarealtors.com](http://www.dmarealtors.com), and join the conversation using the hashtag #DMARSTATS on social media.

Contact: 303 756 0553 | [communications@dmarealtors.com](mailto:communications@dmarealtors.com)

Media Contact: 303-242-5855 | [andrea@decibelblue.com](mailto:andrea@decibelblue.com) | Andrea Kalmanovitz, Director, Public Relations, Decibel Blue Creative Marketing & PR on behalf of the Denver Metro Association of REALTORS®.

Data Source: [REcolorado](http://REcolorado.com), the state’s largest network of real estate professionals, serves as the primary source of MLS data for the Market Trends Committee. REcolorado.com provides the most accurate and up-to-date property information for REALTORS®, real estate professionals and consumers.



Connect:

## ▶ USAGE POLICY | ©

DMAR REALTOR® and Affiliate members are encouraged to share this report in any form or by any means of redistribution including: electronic, mechanical, photocopying or otherwise; without the prior written permission of the publisher. However, all DMAR logos, watermarks, sourcing and copyright information shall not be removed or edited in any way.

## ▶ ABOUT | DENVER METRO ASSOCIATION OF REALTORS® (DMAR)

The Denver Metro Association of REALTORS®, *The Voice of Real Estate® in the Denver metro area*, is a membership-based organization comprised of over 7,000 real estate professionals in the Denver Metropolitan area. The association offers continuing education, advocacy for the real estate community, and is a resource for industry news and market statistics. For more information, visit [www.dmarealtors.com](http://www.dmarealtors.com) or call (303) 756 0553.