

# Local Market Update for January 2021

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Larkspur

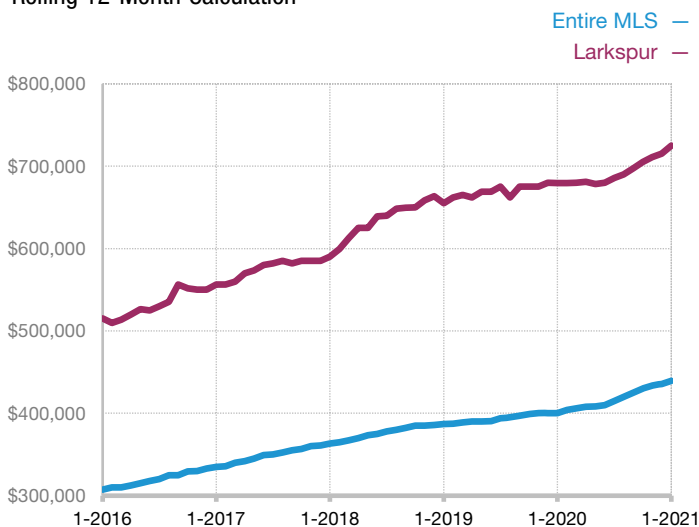
Single Family	January			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 01-2020	Thru 01-2021	Percent Change from Previous Year
Inventory of Active Listings	33	6	- 81.8%	--	--	--
Under Contract	10	13	+ 30.0%	10	13	+ 30.0%
New Listings	19	10	- 47.4%	19	10	- 47.4%
Sold Listings	7	4	- 42.9%	7	4	- 42.9%
Days on Market Until Sale	50	10	- 80.0%	50	10	- 80.0%
Median Sales Price*	\$675,000	\$1,075,000	+ 59.3%	\$675,000	\$1,075,000	+ 59.3%
Average Sales Price*	\$642,000	\$1,066,250	+ 66.1%	\$642,000	\$1,066,250	+ 66.1%
Percent of List Price Received*	100.9%	99.6%	- 1.3%	100.9%	99.6%	- 1.3%

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

Townhouse/Condo	January			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 01-2020	Thru 01-2021	Percent Change from Previous Year
Inventory of Active Listings	1	4	+ 300.0%	--	--	--
Under Contract	0	2	--	0	2	--
New Listings	0	2	--	0	2	--
Sold Listings	1	0	- 100.0%	1	0	- 100.0%
Days on Market Until Sale	479	0	- 100.0%	479	0	- 100.0%
Median Sales Price*	\$659,000	\$0	- 100.0%	\$659,000	\$0	- 100.0%
Average Sales Price*	\$659,000	\$0	- 100.0%	\$659,000	\$0	- 100.0%
Percent of List Price Received*	97.1%	0.0%	- 100.0%	97.1%	0.0%	- 100.0%

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



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

