

# Local Market Update for February 2021

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Clear Creek County

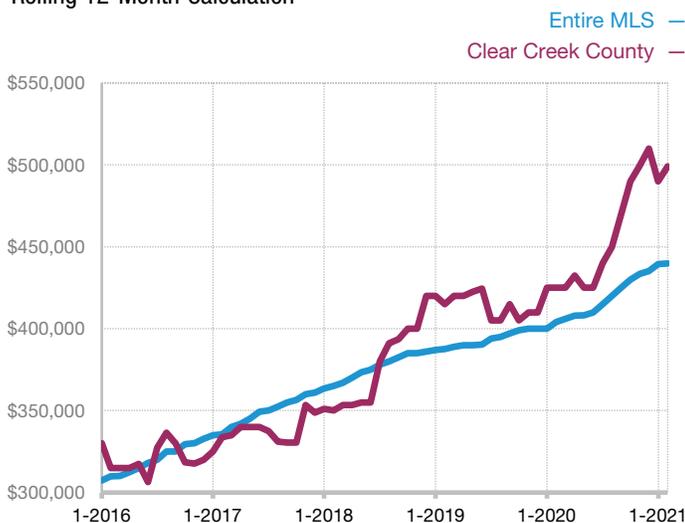
Single Family	February			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 02-2020	Thru 02-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	54	11	- 79.6%	--	--	--
Under Contract	9	13	+ 44.4%	18	23	+ 27.8%
New Listings	18	10	- 44.4%	31	19	- 38.7%
Sold Listings	5	11	+ 120.0%	9	21	+ 133.3%
Days on Market Until Sale	105	28	- 73.3%	78	28	- 64.1%
Median Sales Price*	\$415,000	<b>\$605,000</b>	+ 45.8%	\$525,000	<b>\$455,000</b>	- 13.3%
Average Sales Price*	\$486,300	<b>\$632,036</b>	+ 30.0%	\$495,167	<b>\$523,372</b>	+ 5.7%
Percent of List Price Received*	106.2%	<b>100.9%</b>	- 5.0%	101.5%	<b>101.0%</b>	- 0.5%

\* 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	February			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 02-2020	Thru 02-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	2	2	0.0%	--	--	--
Under Contract	1	2	+ 100.0%	4	4	0.0%
New Listings	1	2	+ 100.0%	2	4	+ 100.0%
Sold Listings	3	2	- 33.3%	5	3	- 40.0%
Days on Market Until Sale	96	8	- 91.7%	72	22	- 69.4%
Median Sales Price*	\$214,000	<b>\$217,750</b>	+ 1.8%	\$260,000	<b>\$206,000</b>	- 20.8%
Average Sales Price*	\$213,667	<b>\$217,750</b>	+ 1.9%	\$260,200	<b>\$213,833</b>	- 17.8%
Percent of List Price Received*	97.9%	<b>98.3%</b>	+ 0.4%	100.5%	<b>100.1%</b>	- 0.4%

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



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

