

Local Market Update for February 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lone Tree

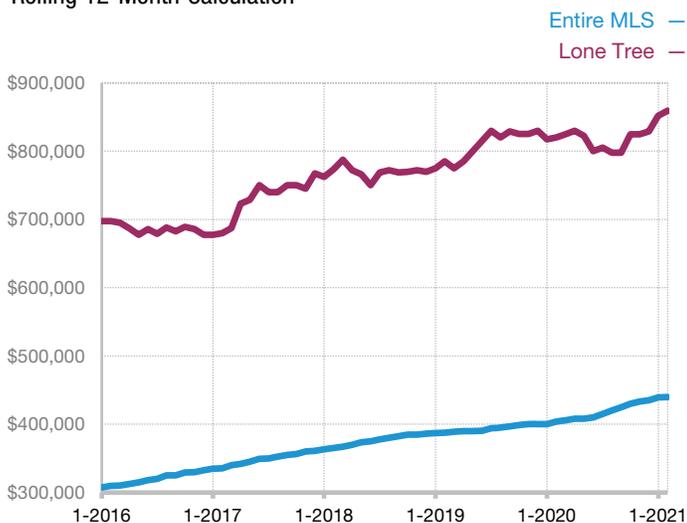
Single Family	February			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 02-2020	Thru 02-2021	Percent Change from Previous Year
Inventory of Active Listings	28	6	- 78.6%	--	--	--
Under Contract	7	25	+ 257.1%	21	37	+ 76.2%
New Listings	11	17	+ 54.5%	28	28	0.0%
Sold Listings	8	12	+ 50.0%	20	20	0.0%
Days on Market Until Sale	47	46	- 2.1%	55	30	- 45.5%
Median Sales Price*	\$852,250	\$1,159,995	+ 36.1%	\$752,500	\$1,025,000	+ 36.2%
Average Sales Price*	\$893,783	\$1,126,468	+ 26.0%	\$845,321	\$1,100,546	+ 30.2%
Percent of List Price Received*	98.9%	100.9%	+ 2.0%	98.3%	100.8%	+ 2.5%

* 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
Inventory of Active Listings	5	4	- 20.0%	--	--	--
Under Contract	7	8	+ 14.3%	15	15	0.0%
New Listings	5	12	+ 140.0%	10	16	+ 60.0%
Sold Listings	9	6	- 33.3%	17	10	- 41.2%
Days on Market Until Sale	55	20	- 63.6%	52	27	- 48.1%
Median Sales Price*	\$462,000	\$428,000	- 7.4%	\$425,000	\$428,000	+ 0.7%
Average Sales Price*	\$462,667	\$440,167	- 4.9%	\$430,046	\$440,650	+ 2.5%
Percent of List Price Received*	98.6%	97.4%	- 1.2%	98.4%	97.8%	- 0.6%

* 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

