

Local Market Update for March 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Monument

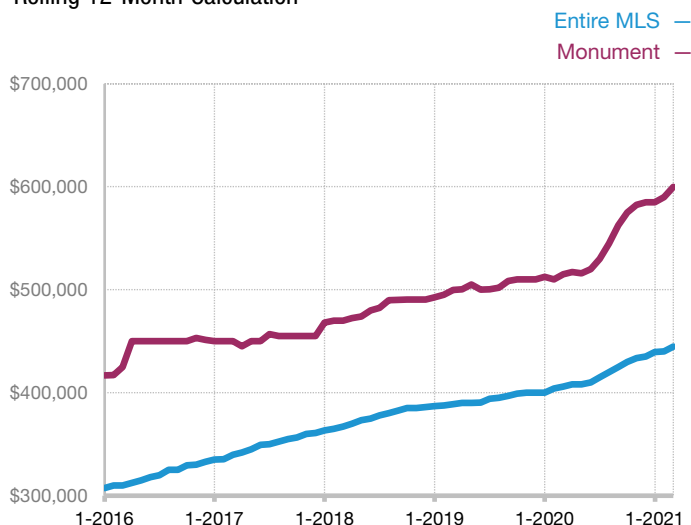
Single Family	March			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 03-2020	Thru 03-2021	Percent Change from Previous Year
Inventory of Active Listings	51	14	- 72.5%	--	--	--
Under Contract	26	32	+ 23.1%	69	67	- 2.9%
New Listings	44	37	- 15.9%	92	77	- 16.3%
Sold Listings	24	24	0.0%	52	54	+ 3.8%
Days on Market Until Sale	39	5	- 87.2%	48	13	- 72.9%
Median Sales Price*	\$547,475	\$666,000	+ 21.6%	\$521,000	\$647,500	+ 24.3%
Average Sales Price*	\$574,035	\$701,958	+ 22.3%	\$553,197	\$678,694	+ 22.7%
Percent of List Price Received*	99.6%	104.5%	+ 4.9%	99.6%	102.9%	+ 3.3%

* 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	March			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 03-2020	Thru 03-2021	Percent Change from Previous Year
Inventory of Active Listings	6	0	- 100.0%	--	--	--
Under Contract	2	1	- 50.0%	8	2	- 75.0%
New Listings	2	0	- 100.0%	12	2	- 83.3%
Sold Listings	2	1	- 50.0%	5	5	0.0%
Days on Market Until Sale	2	3	+ 50.0%	24	35	+ 45.8%
Median Sales Price*	\$364,950	\$320,000	- 12.3%	\$371,890	\$296,000	- 20.4%
Average Sales Price*	\$364,950	\$320,000	- 12.3%	\$377,858	\$297,830	- 21.2%
Percent of List Price Received*	101.8%	112.7%	+ 10.7%	101.4%	104.1%	+ 2.7%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

