

Local Market Update for March 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Jefferson County

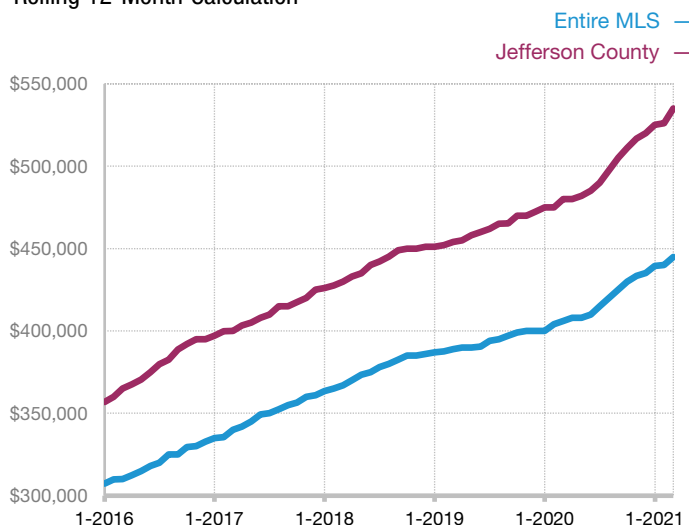
Single Family	March			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 03-2020	Thru 03-2021	Percent Change from Previous Year
Inventory of Active Listings	830	158	- 81.0%	--	--	--
Under Contract	572	700	+ 22.4%	1,563	1,682	+ 7.6%
New Listings	824	688	- 16.5%	1,868	1,657	- 11.3%
Sold Listings	565	584	+ 3.4%	1,381	1,381	0.0%
Days on Market Until Sale	30	11	- 63.3%	34	16	- 52.9%
Median Sales Price*	\$515,000	\$600,000	+ 16.5%	\$500,000	\$575,000	+ 15.0%
Average Sales Price*	\$579,996	\$677,967	+ 16.9%	\$562,280	\$660,453	+ 17.5%
Percent of List Price Received*	100.1%	105.6%	+ 5.5%	99.7%	103.8%	+ 4.1%

* 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	248	55	- 77.8%	--	--	--
Under Contract	214	262	+ 22.4%	680	678	- 0.3%
New Listings	281	249	- 11.4%	763	634	- 16.9%
Sold Listings	246	212	- 13.8%	628	607	- 3.3%
Days on Market Until Sale	17	16	- 5.9%	26	18	- 30.8%
Median Sales Price*	\$304,900	\$340,000	+ 11.5%	\$298,000	\$321,000	+ 7.7%
Average Sales Price*	\$330,268	\$358,310	+ 8.5%	\$320,962	\$344,694	+ 7.4%
Percent of List Price Received*	100.0%	103.6%	+ 3.6%	99.7%	101.9%	+ 2.2%

* 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

