

Local Market Update for March 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Evergreen/Conifer

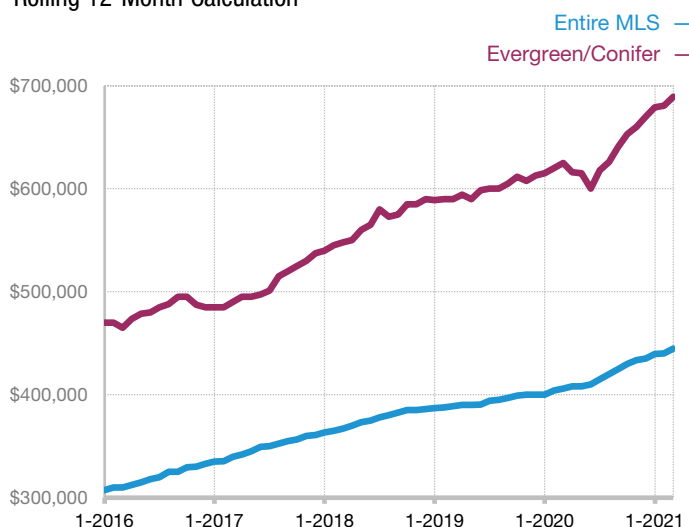
Single Family	March			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 03-2020	Thru 03-2021	Percent Change from Previous Year
Inventory of Active Listings	148	34	- 77.0%	--	--	--
Under Contract	39	69	+ 76.9%	129	181	+ 40.3%
New Listings	74	72	- 2.7%	178	171	- 3.9%
Sold Listings	53	69	+ 30.2%	125	139	+ 11.2%
Days on Market Until Sale	66	27	- 59.1%	67	25	- 62.7%
Median Sales Price*	\$674,000	\$805,000	+ 19.4%	\$665,000	\$800,000	+ 20.3%
Average Sales Price*	\$827,829	\$988,152	+ 19.4%	\$794,657	\$934,539	+ 17.6%
Percent of List Price Received*	98.5%	105.0%	+ 6.6%	98.4%	103.0%	+ 4.7%

* 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	25	4	- 84.0%	--	--	--
Under Contract	1	11	+ 1000.0%	10	20	+ 100.0%
New Listings	8	8	0.0%	21	14	- 33.3%
Sold Listings	3	4	+ 33.3%	10	17	+ 70.0%
Days on Market Until Sale	10	70	+ 600.0%	19	44	+ 131.6%
Median Sales Price*	\$505,676	\$564,250	+ 11.6%	\$482,838	\$450,000	- 6.8%
Average Sales Price*	\$573,559	\$520,375	- 9.3%	\$495,088	\$439,227	- 11.3%
Percent of List Price Received*	99.4%	101.7%	+ 2.3%	99.4%	100.9%	+ 1.5%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

