

Local Market Update for March 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Douglas County

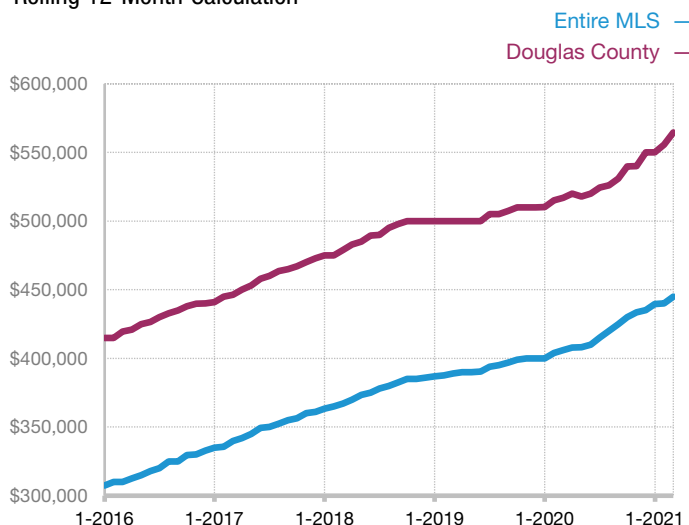
Single Family	March			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 03-2020	Thru 03-2021	Percent Change from Previous Year
Inventory of Active Listings	1,069	204	- 80.9%	--	--	--
Under Contract	544	729	+ 34.0%	1,574	1,741	+ 10.6%
New Listings	806	716	- 11.2%	1,974	1,709	- 13.4%
Sold Listings	551	592	+ 7.4%	1,361	1,279	- 6.0%
Days on Market Until Sale	39	17	- 56.4%	46	20	- 56.5%
Median Sales Price*	\$535,000	\$619,810	+ 15.9%	\$530,793	\$611,000	+ 15.1%
Average Sales Price*	\$607,816	\$736,458	+ 21.2%	\$606,400	\$726,320	+ 19.8%
Percent of List Price Received*	99.6%	103.5%	+ 3.9%	99.2%	102.7%	+ 3.5%

* 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	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	254	33	- 87.0%	--	--	--
Under Contract	90	120	+ 33.3%	305	344	+ 12.8%
New Listings	146	114	- 21.9%	405	320	- 21.0%
Sold Listings	111	109	- 1.8%	286	288	+ 0.7%
Days on Market Until Sale	41	10	- 75.6%	40	21	- 47.5%
Median Sales Price*	\$347,000	\$400,000	+ 15.3%	\$345,500	\$390,000	+ 12.9%
Average Sales Price*	\$361,909	\$413,752	+ 14.3%	\$359,234	\$411,917	+ 14.7%
Percent of List Price Received*	100.1%	102.4%	+ 2.3%	99.6%	101.6%	+ 2.0%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

