

Local Market Update for May 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lone Tree

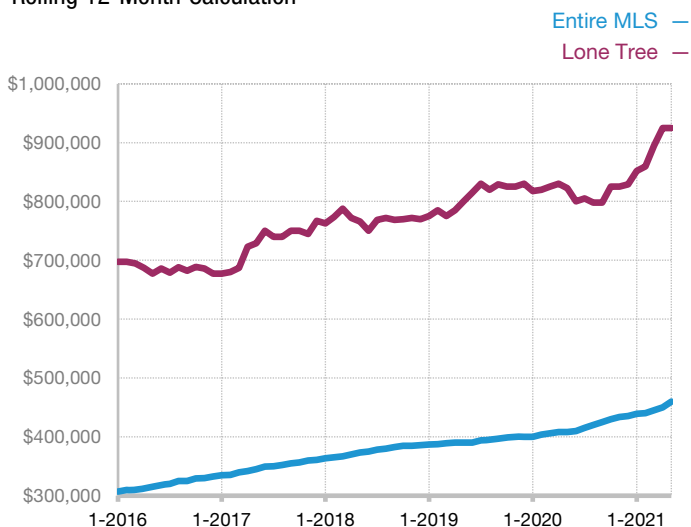
Single Family	May			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 05-2021	Percent Change from Previous Year
Inventory of Active Listings	39	9	- 76.9%	--	--	--
Under Contract	12	22	+ 83.3%	52	99	+ 90.4%
New Listings	17	24	+ 41.2%	81	98	+ 21.0%
Sold Listings	10	22	+ 120.0%	49	89	+ 81.6%
Days on Market Until Sale	40	11	- 72.5%	46	30	- 34.8%
Median Sales Price*	\$1,000,000	\$1,028,750	+ 2.9%	\$829,900	\$1,100,000	+ 32.5%
Average Sales Price*	\$971,868	\$1,095,023	+ 12.7%	\$900,886	\$1,134,666	+ 26.0%
Percent of List Price Received*	97.1%	104.3%	+ 7.4%	98.5%	102.5%	+ 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	May			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 05-2021	Percent Change from Previous Year
Inventory of Active Listings	13	1	- 92.3%	--	--	--
Under Contract	10	6	- 40.0%	31	36	+ 16.1%
New Listings	10	7	- 30.0%	35	35	0.0%
Sold Listings	4	4	0.0%	31	32	+ 3.2%
Days on Market Until Sale	39	11	- 71.8%	53	13	- 75.5%
Median Sales Price*	\$383,250	\$543,500	+ 41.8%	\$433,000	\$522,500	+ 20.7%
Average Sales Price*	\$410,000	\$522,500	+ 27.4%	\$441,235	\$488,125	+ 10.6%
Percent of List Price Received*	96.7%	96.6%	- 0.1%	98.3%	100.2%	+ 1.9%

* 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

