

Local Market Update for May 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Golden

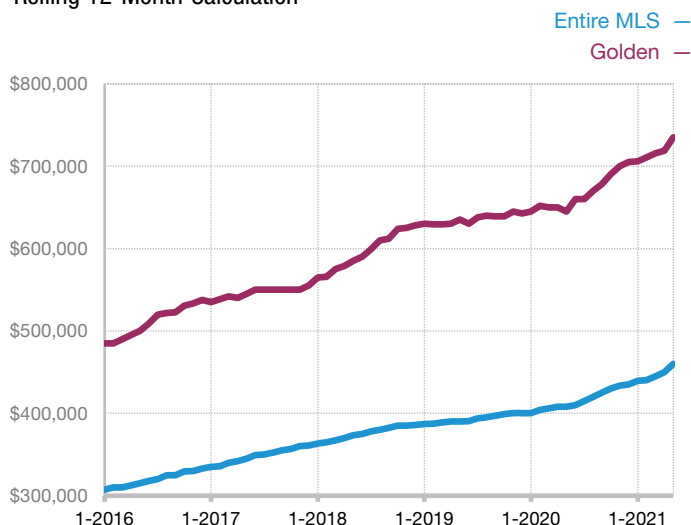
Single Family	May			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 05-2021	Percent Change from Previous Year
Inventory of Active Listings	110	34	- 69.1%	--	--	--
Under Contract	76	80	+ 5.3%	201	270	+ 34.3%
New Listings	93	81	- 12.9%	271	276	+ 1.8%
Sold Listings	32	57	+ 78.1%	155	224	+ 44.5%
Days on Market Until Sale	16	14	- 12.5%	34	20	- 41.2%
Median Sales Price*	\$556,050	\$865,000	+ 55.6%	\$670,000	\$829,250	+ 23.8%
Average Sales Price*	\$686,222	\$954,266	+ 39.1%	\$756,965	\$938,539	+ 24.0%
Percent of List Price Received*	98.6%	107.2%	+ 8.7%	98.8%	104.2%	+ 5.5%

* 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	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	28	4	- 85.7%	--	--	--
Under Contract	21	17	- 19.0%	59	64	+ 8.5%
New Listings	22	18	- 18.2%	77	65	- 15.6%
Sold Listings	12	16	+ 33.3%	48	54	+ 12.5%
Days on Market Until Sale	29	6	- 79.3%	39	18	- 53.8%
Median Sales Price*	\$397,500	\$542,500	+ 36.5%	\$448,000	\$386,250	- 13.8%
Average Sales Price*	\$440,308	\$621,969	+ 41.3%	\$513,840	\$498,883	- 2.9%
Percent of List Price Received*	99.2%	103.1%	+ 3.9%	99.6%	102.2%	+ 2.6%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

