

# Local Market Update for May 2021

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Westminster

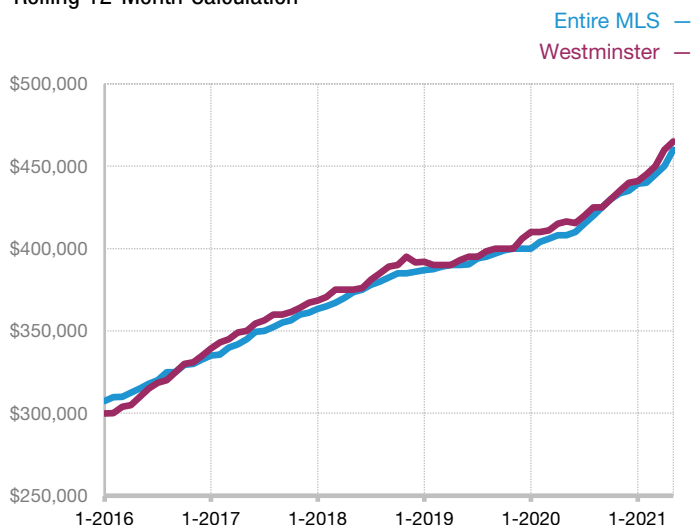
Single Family	May			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 05-2021	Percent Change from Previous Year
Inventory of Active Listings	102	15	- 85.3%	--	--	--
Under Contract	155	160	+ 3.2%	507	571	+ 12.6%
New Listings	152	118	- 22.4%	574	572	- 0.3%
Sold Listings	73	131	+ 79.5%	424	501	+ 18.2%
Days on Market Until Sale	10	5	- 50.0%	16	9	- 43.8%
Median Sales Price*	\$430,000	\$540,000	+ 25.6%	\$424,250	\$520,000	+ 22.6%
Average Sales Price*	\$480,378	\$579,695	+ 20.7%	\$471,579	\$562,978	+ 19.4%
Percent of List Price Received*	99.7%	108.1%	+ 8.4%	100.5%	106.1%	+ 5.6%

\* 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	52	15	- 71.2%	--	--	--
Under Contract	49	52	+ 6.1%	211	205	- 2.8%
New Listings	63	52	- 17.5%	245	210	- 14.3%
Sold Listings	31	40	+ 29.0%	195	195	0.0%
Days on Market Until Sale	16	5	- 68.8%	23	10	- 56.5%
Median Sales Price*	\$275,000	\$332,000	+ 20.7%	\$275,000	\$306,700	+ 11.5%
Average Sales Price*	\$274,163	\$339,006	+ 23.7%	\$279,427	\$315,661	+ 13.0%
Percent of List Price Received*	99.7%	107.8%	+ 8.1%	99.7%	103.8%	+ 4.1%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

