

Local Market Update for June 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Larkspur

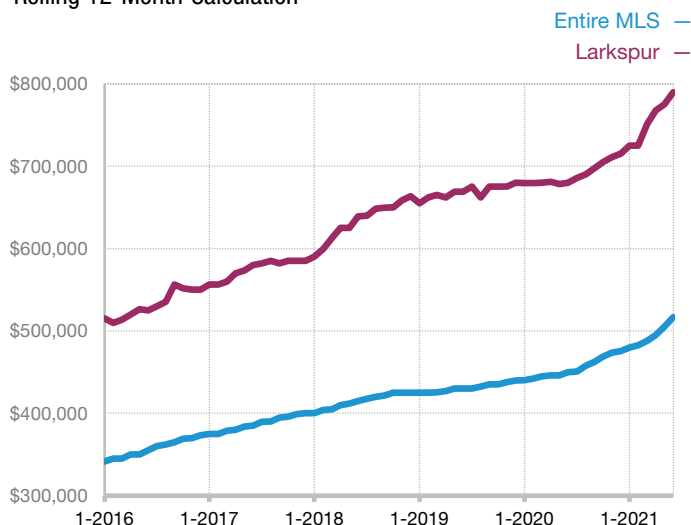
Single Family	June			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 06-2020	Thru 06-2021	Percent Change from Previous Year
Inventory of Active Listings	30	17	- 43.3%	--	--	--
Under Contract	21	12	- 42.9%	69	65	- 5.8%
New Listings	19	20	+ 5.3%	90	76	- 15.6%
Sold Listings	14	15	+ 7.1%	57	52	- 8.8%
Days on Market Until Sale	78	10	- 87.2%	50	14	- 72.0%
Median Sales Price*	\$740,000	\$794,950	+ 7.4%	\$695,000	\$850,000	+ 22.3%
Average Sales Price*	\$1,087,821	\$790,067	- 27.4%	\$773,033	\$954,772	+ 23.5%
Percent of List Price Received*	99.5%	103.2%	+ 3.7%	98.6%	102.7%	+ 4.2%

* 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	June			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 06-2020	Thru 06-2021	Percent Change from Previous Year
Inventory of Active Listings	4	0	- 100.0%	--	--	--
Under Contract	3	1	- 66.7%	4	8	+ 100.0%
New Listings	6	1	- 83.3%	12	7	- 41.7%
Sold Listings	0	1	--	2	7	+ 250.0%
Days on Market Until Sale	0	4	--	258	24	- 90.7%
Median Sales Price*	\$0	\$455,000	--	\$532,500	\$585,000	+ 9.9%
Average Sales Price*	\$0	\$455,000	--	\$532,500	\$560,557	+ 5.3%
Percent of List Price Received*	0.0%	101.1%	--	98.5%	99.8%	+ 1.3%

* 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

