

Local Market Update for June 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arapahoe County

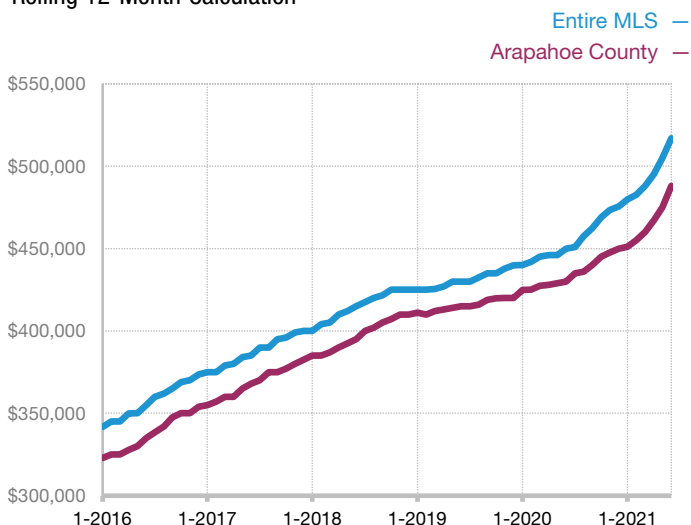
Single Family	June			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 06-2020	Thru 06-2021	Percent Change from Previous Year
Inventory of Active Listings	833	315	- 62.2%	--	--	--
Under Contract	980	869	- 11.3%	4,124	4,459	+ 8.1%
New Listings	942	978	+ 3.8%	4,574	4,669	+ 2.1%
Sold Listings	862	919	+ 6.6%	3,512	4,045	+ 15.2%
Days on Market Until Sale	19	8	- 57.9%	24	10	- 58.3%
Median Sales Price*	\$440,000	\$550,000	+ 25.0%	\$439,850	\$525,000	+ 19.4%
Average Sales Price*	\$524,249	\$701,383	+ 33.8%	\$510,574	\$649,243	+ 27.2%
Percent of List Price Received*	100.0%	106.2%	+ 6.2%	99.8%	105.1%	+ 5.3%

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

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	540	148	- 72.6%	--	--	--
Under Contract	480	470	- 2.1%	2,000	2,420	+ 21.0%
New Listings	521	522	+ 0.2%	2,351	2,435	+ 3.6%
Sold Listings	390	459	+ 17.7%	1,750	2,191	+ 25.2%
Days on Market Until Sale	25	8	- 68.0%	29	16	- 44.8%
Median Sales Price*	\$279,950	\$337,000	+ 20.4%	\$275,000	\$312,500	+ 13.6%
Average Sales Price*	\$299,377	\$359,348	+ 20.0%	\$295,049	\$332,788	+ 12.8%
Percent of List Price Received*	99.4%	104.9%	+ 5.5%	99.4%	102.8%	+ 3.4%

* 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

