

# Local Market Update for June 2021

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lakewood

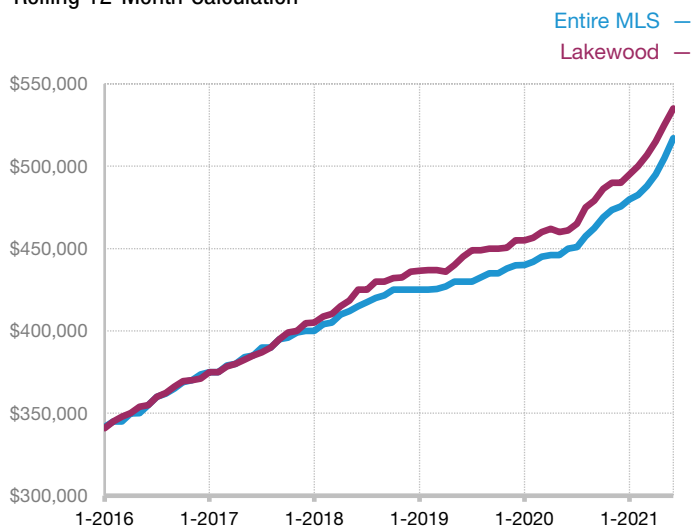
Single Family	June			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 06-2020	Thru 06-2021	Percent Change from Previous Year
Inventory of Active Listings	169	70	- 58.6%	--	--	--
Under Contract	176	193	+ 9.7%	766	859	+ 12.1%
New Listings	193	225	+ 16.6%	880	922	+ 4.8%
Sold Listings	173	164	- 5.2%	658	759	+ 15.3%
Days on Market Until Sale	20	6	- 70.0%	24	10	- 58.3%
Median Sales Price*	\$480,000	\$575,000	+ 19.8%	\$465,000	\$570,000	+ 22.6%
Average Sales Price*	\$536,885	\$648,352	+ 20.8%	\$512,310	\$622,552	+ 21.5%
Percent of List Price Received*	100.1%	107.2%	+ 7.1%	99.8%	105.3%	+ 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	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	92	29	- 68.5%	--	--	--
Under Contract	118	124	+ 5.1%	549	615	+ 12.0%
New Listings	125	142	+ 13.6%	607	615	+ 1.3%
Sold Listings	115	108	- 6.1%	481	562	+ 16.8%
Days on Market Until Sale	21	7	- 66.7%	22	13	- 40.9%
Median Sales Price*	\$285,000	\$355,000	+ 24.6%	\$281,025	\$321,750	+ 14.5%
Average Sales Price*	\$312,497	\$357,084	+ 14.3%	\$299,163	\$331,508	+ 10.8%
Percent of List Price Received*	99.6%	106.0%	+ 6.4%	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

