

Local Market Update for July 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Monument

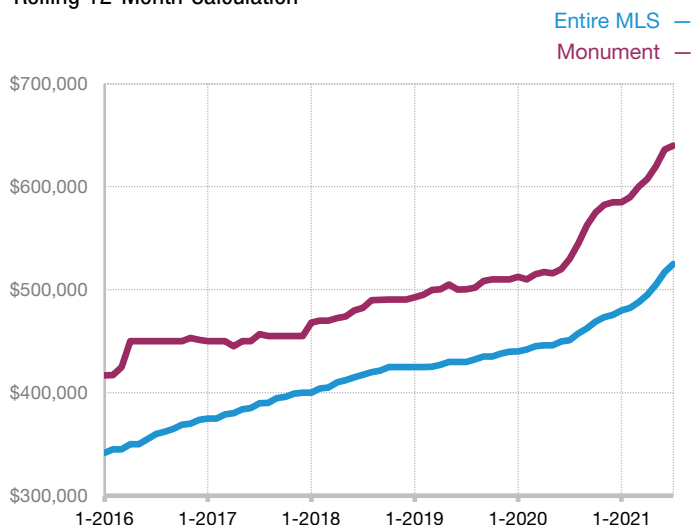
Single Family	July			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 07-2020	Thru 07-2021	Percent Change from Previous Year
Inventory of Active Listings	65	34	- 47.7%	--	--	--
Under Contract	43	41	- 4.7%	214	225	+ 5.1%
New Listings	47	53	+ 12.8%	268	260	- 3.0%
Sold Listings	52	33	- 36.5%	182	186	+ 2.2%
Days on Market Until Sale	34	10	- 70.6%	39	13	- 66.7%
Median Sales Price*	\$634,750	\$675,000	+ 6.3%	\$543,975	\$650,000	+ 19.5%
Average Sales Price*	\$662,783	\$704,424	+ 6.3%	\$590,550	\$700,390	+ 18.6%
Percent of List Price Received*	99.4%	102.9%	+ 3.5%	99.2%	103.0%	+ 3.8%

* 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	July			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 07-2020	Thru 07-2021	Percent Change from Previous Year
Inventory of Active Listings	2	1	- 50.0%	--	--	--
Under Contract	3	1	- 66.7%	17	11	- 35.3%
New Listings	2	2	0.0%	19	12	- 36.8%
Sold Listings	4	4	0.0%	14	13	- 7.1%
Days on Market Until Sale	32	17	- 46.9%	52	21	- 59.6%
Median Sales Price*	\$334,577	\$353,400	+ 5.6%	\$326,000	\$340,000	+ 4.3%
Average Sales Price*	\$342,263	\$328,200	- 4.1%	\$352,338	\$332,611	- 5.6%
Percent of List Price Received*	101.7%	102.9%	+ 1.2%	100.4%	103.5%	+ 3.1%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

