

Local Market Update for August 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lone Tree

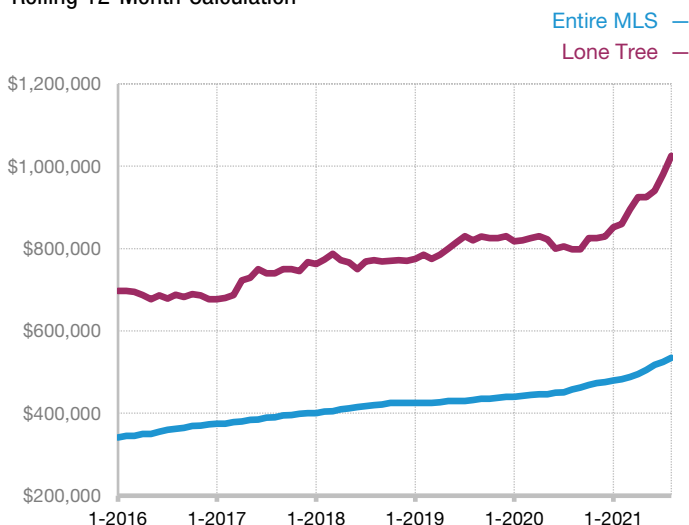
Single Family	August			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	41	9	- 78.0%	--	--	--
Under Contract	18	19	+ 5.6%	118	153	+ 29.7%
New Listings	17	15	- 11.8%	156	158	+ 1.3%
Sold Listings	22	22	0.0%	105	145	+ 38.1%
Days on Market Until Sale	24	14	- 41.7%	40	23	- 42.5%
Median Sales Price*	\$722,444	\$1,095,000	+ 51.6%	\$798,000	\$1,125,000	+ 41.0%
Average Sales Price*	\$820,419	\$1,215,113	+ 48.1%	\$883,163	\$1,171,195	+ 32.6%
Percent of List Price Received*	99.3%	101.3%	+ 2.0%	98.9%	102.5%	+ 3.6%

* 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	August			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	8	4	- 50.0%	--	--	--
Under Contract	15	4	- 73.3%	61	59	- 3.3%
New Listings	12	7	- 41.7%	65	63	- 3.1%
Sold Listings	3	13	+ 333.3%	54	62	+ 14.8%
Days on Market Until Sale	4	4	0.0%	42	9	- 78.6%
Median Sales Price*	\$525,000	\$560,000	+ 6.7%	\$461,000	\$537,000	+ 16.5%
Average Sales Price*	\$561,667	\$591,215	+ 5.3%	\$453,292	\$535,672	+ 18.2%
Percent of List Price Received*	98.5%	101.7%	+ 3.2%	98.4%	101.3%	+ 2.9%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

