

Local Market Update for September 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Adams County

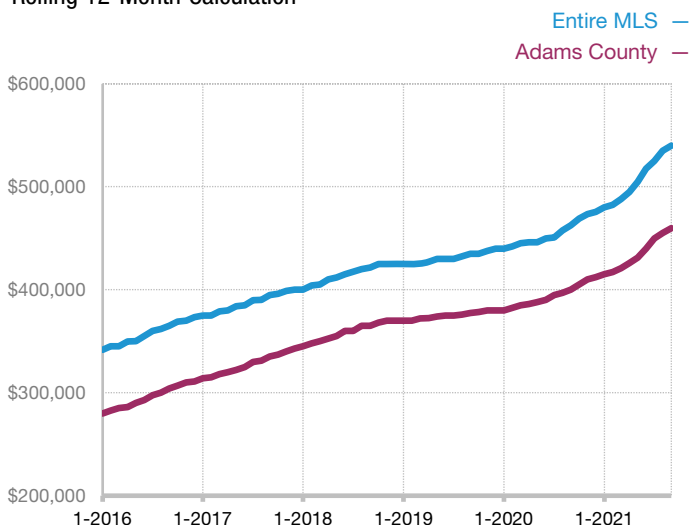
Single Family	September			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 09-2020	Thru 09-2021	Percent Change from Previous Year
Inventory of Active Listings	635	389	- 38.7%	--	--	--
Under Contract	669	697	+ 4.2%	5,796	5,774	- 0.4%
New Listings	693	730	+ 5.3%	6,202	6,158	- 0.7%
Sold Listings	744	604	- 18.8%	5,338	5,456	+ 2.2%
Days on Market Until Sale	18	11	- 38.9%	22	10	- 54.5%
Median Sales Price*	\$418,000	\$494,950	+ 18.4%	\$408,471	\$475,000	+ 16.3%
Average Sales Price*	\$442,010	\$522,975	+ 18.3%	\$433,807	\$503,608	+ 16.1%
Percent of List Price Received*	100.9%	102.4%	+ 1.5%	100.4%	104.0%	+ 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	September			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 09-2020	Thru 09-2021	Percent Change from Previous Year
Inventory of Active Listings	210	98	- 53.3%	--	--	--
Under Contract	183	177	- 3.3%	1,599	1,664	+ 4.1%
New Listings	201	202	+ 0.5%	1,767	1,734	- 1.9%
Sold Listings	212	183	- 13.7%	1,518	1,571	+ 3.5%
Days on Market Until Sale	20	12	- 40.0%	24	13	- 45.8%
Median Sales Price*	\$297,000	\$357,000	+ 20.2%	\$299,601	\$340,000	+ 13.5%
Average Sales Price*	\$302,501	\$354,452	+ 17.2%	\$300,052	\$341,937	+ 14.0%
Percent of List Price Received*	100.3%	102.3%	+ 2.0%	100.2%	103.0%	+ 2.8%

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

