

Local Market Update for September 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Highlands Ranch

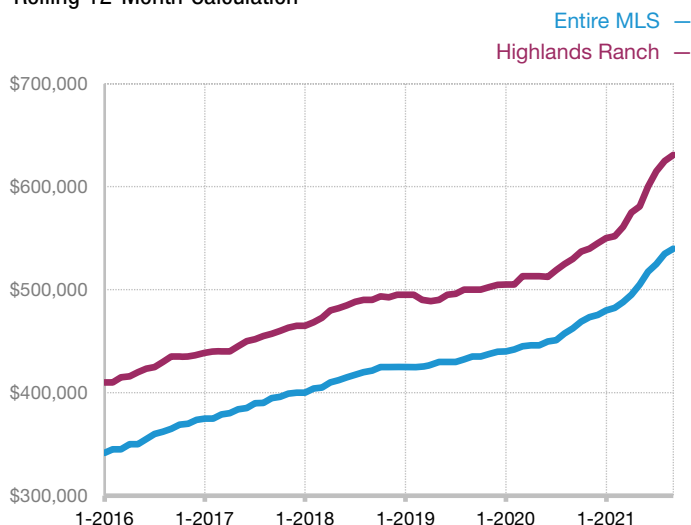
Single Family	September			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 09-2020	Thru 09-2021	Percent Change from Previous Year
Inventory of Active Listings	85	43	- 49.4%	--	--	--
Under Contract	153	129	- 15.7%	1,365	1,339	- 1.9%
New Listings	153	133	- 13.1%	1,442	1,417	- 1.7%
Sold Listings	152	155	+ 2.0%	1,268	1,258	- 0.8%
Days on Market Until Sale	15	10	- 33.3%	20	6	- 70.0%
Median Sales Price*	\$565,000	\$675,000	+ 19.5%	\$540,000	\$651,875	+ 20.7%
Average Sales Price*	\$598,793	\$735,656	+ 22.9%	\$597,182	\$741,461	+ 24.2%
Percent of List Price Received*	100.6%	102.4%	+ 1.8%	100.1%	105.2%	+ 5.1%

* 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	32	10	- 68.8%	--	--	--
Under Contract	46	31	- 32.6%	279	251	- 10.0%
New Listings	45	29	- 35.6%	313	262	- 16.3%
Sold Listings	46	27	- 41.3%	266	245	- 7.9%
Days on Market Until Sale	20	8	- 60.0%	30	8	- 73.3%
Median Sales Price*	\$418,500	\$410,000	- 2.0%	\$380,000	\$442,500	+ 16.4%
Average Sales Price*	\$452,942	\$443,299	- 2.1%	\$399,724	\$444,953	+ 11.3%
Percent of List Price Received*	99.6%	102.6%	+ 3.0%	99.3%	102.0%	+ 2.7%

* 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

