

# Local Market Update for October 2021

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Parker

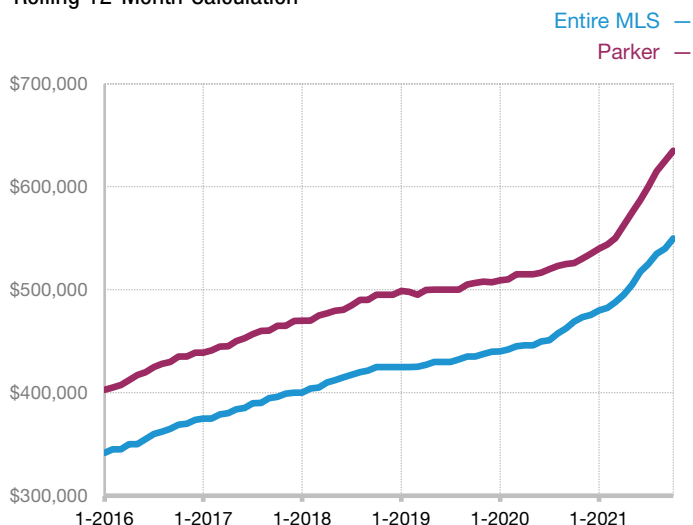
Single Family	October			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 10-2020	Thru 10-2021	Percent Change from Previous Year
Inventory of Active Listings	169	110	- 34.9%	--	--	--
Under Contract	189	224	+ 18.5%	1,992	2,061	+ 3.5%
New Listings	210	196	- 6.7%	2,117	2,193	+ 3.6%
Sold Listings	208	184	- 11.5%	1,904	1,915	+ 0.6%
Days on Market Until Sale	22	13	- 40.9%	29	12	- 58.6%
Median Sales Price*	\$570,000	\$675,000	+ 18.4%	\$530,000	\$644,690	+ 21.6%
Average Sales Price*	\$663,119	\$775,610	+ 17.0%	\$596,435	\$735,017	+ 23.2%
Percent of List Price Received*	100.4%	101.7%	+ 1.3%	99.7%	103.5%	+ 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	October			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 10-2020	Thru 10-2021	Percent Change from Previous Year
Inventory of Active Listings	50	12	- 76.0%	--	--	--
Under Contract	51	45	- 11.8%	432	388	- 10.2%
New Listings	47	42	- 10.6%	463	385	- 16.8%
Sold Listings	37	29	- 21.6%	394	384	- 2.5%
Days on Market Until Sale	17	15	- 11.8%	29	15	- 48.3%
Median Sales Price*	\$314,999	\$435,000	+ 38.1%	\$315,000	\$374,935	+ 19.0%
Average Sales Price*	\$322,672	\$409,343	+ 26.9%	\$329,219	\$389,234	+ 18.2%
Percent of List Price Received*	99.8%	104.6%	+ 4.8%	100.0%	103.7%	+ 3.7%

\* 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

