

Local Market Update for November 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Adams County

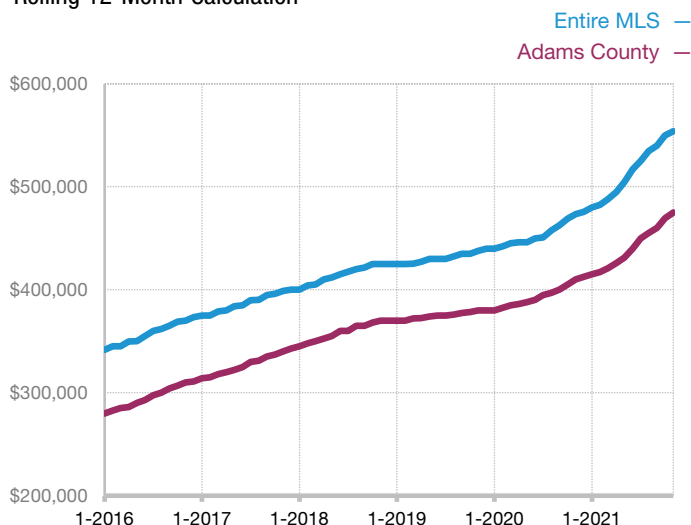
Single Family	November			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 11-2020	Thru 11-2021	Percent Change from Previous Year
Inventory of Active Listings	471	218	- 53.7%	--	--	--
Under Contract	534	597	+ 11.8%	7,002	6,956	- 0.7%
New Listings	448	483	+ 7.8%	7,343	7,277	- 0.9%
Sold Listings	653	586	- 10.3%	6,739	6,696	- 0.6%
Days on Market Until Sale	18	13	- 27.8%	21	11	- 47.6%
Median Sales Price*	\$428,725	\$500,000	+ 16.6%	\$411,000	\$479,900	+ 16.8%
Average Sales Price*	\$455,692	\$541,916	+ 18.9%	\$437,854	\$509,809	+ 16.4%
Percent of List Price Received*	100.7%	101.8%	+ 1.1%	100.4%	103.6%	+ 3.2%

* 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	November			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 11-2020	Thru 11-2021	Percent Change from Previous Year
Inventory of Active Listings	155	77	- 50.3%	--	--	--
Under Contract	172	150	- 12.8%	1,972	1,984	+ 0.6%
New Listings	123	140	+ 13.8%	2,113	2,054	- 2.8%
Sold Listings	191	163	- 14.7%	1,900	1,916	+ 0.8%
Days on Market Until Sale	17	15	- 11.8%	23	13	- 43.5%
Median Sales Price*	\$314,000	\$358,000	+ 14.0%	\$301,750	\$342,405	+ 13.5%
Average Sales Price*	\$313,928	\$360,767	+ 14.9%	\$302,889	\$344,672	+ 13.8%
Percent of List Price Received*	100.6%	101.2%	+ 0.6%	100.2%	102.8%	+ 2.6%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

