

# Local Market Update for December 2021

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Jefferson County

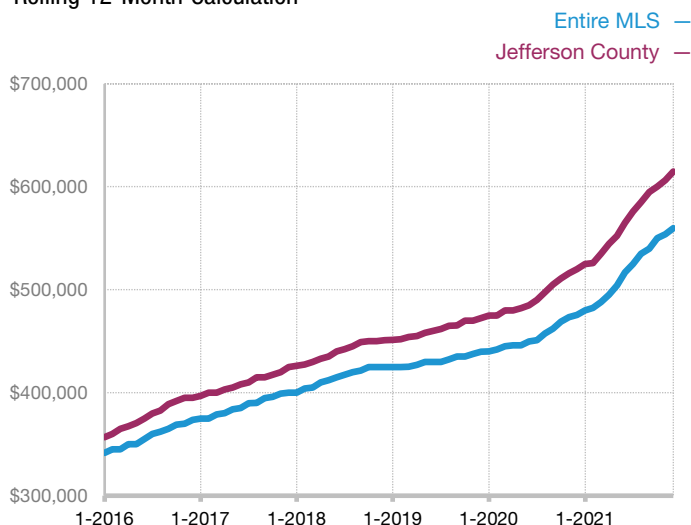
Single Family	December			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 12-2020	Thru 12-2021	Percent Change from Previous Year
Inventory of Active Listings	330	158	- 52.1%	--	--	--
Under Contract	356	377	+ 5.9%	8,115	8,251	+ 1.7%
New Listings	345	292	- 15.4%	8,419	8,669	+ 3.0%
Sold Listings	656	571	- 13.0%	8,149	8,229	+ 1.0%
Days on Market Until Sale	16	18	+ 12.5%	22	12	- 45.5%
Median Sales Price*	\$530,500	\$630,000	+ 18.8%	\$520,000	\$615,000	+ 18.3%
Average Sales Price*	\$607,077	\$721,482	+ 18.8%	\$588,346	\$706,718	+ 20.1%
Percent of List Price Received*	101.2%	102.0%	+ 0.8%	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	December			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 12-2020	Thru 12-2021	Percent Change from Previous Year
Inventory of Active Listings	160	65	- 59.4%	--	--	--
Under Contract	192	166	- 13.5%	3,077	2,973	- 3.4%
New Listings	164	124	- 24.4%	3,249	3,036	- 6.6%
Sold Listings	245	228	- 6.9%	3,001	2,968	- 1.1%
Days on Market Until Sale	21	13	- 38.1%	21	12	- 42.9%
Median Sales Price*	\$315,000	\$381,000	+ 21.0%	\$309,000	\$362,000	+ 17.2%
Average Sales Price*	\$345,123	\$404,549	+ 17.2%	\$334,006	\$383,646	+ 14.9%
Percent of List Price Received*	100.1%	101.6%	+ 1.5%	100.0%	103.2%	+ 3.2%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

