

# Local Market Update for December 2021

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lakewood

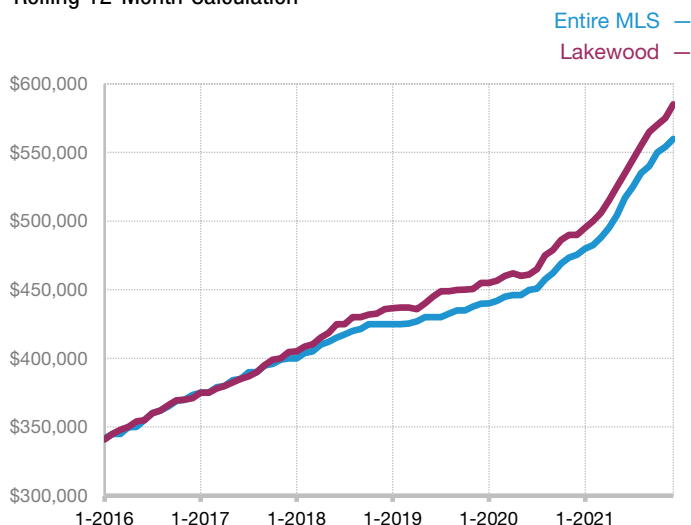
Single Family	December			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 12-2020	Thru 12-2021	Percent Change from Previous Year
Inventory of Active Listings	61	24	- 60.7%	--	--	--
Under Contract	84	86	+ 2.4%	1,700	1,693	- 0.4%
New Listings	68	62	- 8.8%	1,773	1,784	+ 0.6%
Sold Listings	153	134	- 12.4%	1,694	1,696	+ 0.1%
Days on Market Until Sale	17	21	+ 23.5%	20	11	- 45.0%
Median Sales Price*	\$499,500	\$625,500	+ 25.2%	\$490,000	\$585,000	+ 19.4%
Average Sales Price*	\$578,052	\$659,117	+ 14.0%	\$540,464	\$642,048	+ 18.8%
Percent of List Price Received*	100.7%	101.7%	+ 1.0%	100.4%	103.8%	+ 3.4%

\* 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	63	10	- 84.1%	--	--	--
Under Contract	85	68	- 20.0%	1,259	1,183	- 6.0%
New Listings	75	49	- 34.7%	1,319	1,190	- 9.8%
Sold Listings	101	86	- 14.9%	1,212	1,201	- 0.9%
Days on Market Until Sale	17	13	- 23.5%	19	13	- 31.6%
Median Sales Price*	\$275,000	\$365,000	+ 32.7%	\$288,500	\$340,000	+ 17.9%
Average Sales Price*	\$300,572	\$368,172	+ 22.5%	\$304,714	\$353,433	+ 16.0%
Percent of List Price Received*	100.0%	101.0%	+ 1.0%	100.0%	103.0%	+ 3.0%

\* 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

