

Local Market Update for February 2022

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Denver

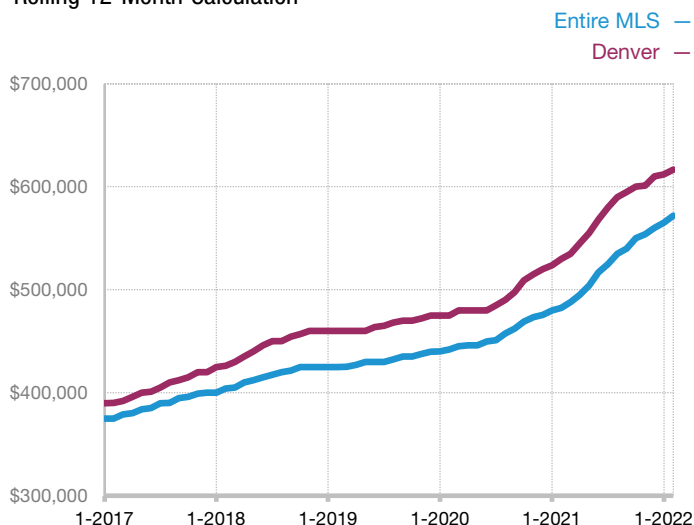
Single Family	February			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 02-2021	Thru 02-2022	Percent Change from Previous Year
Inventory of Active Listings	421	146	- 65.3%	--	--	--
Under Contract	664	587	- 11.6%	1,277	1,090	- 14.6%
New Listings	671	604	- 10.0%	1,291	1,113	- 13.8%
Sold Listings	579	450	- 22.3%	1,069	832	- 22.2%
Days on Market Until Sale	21	13	- 38.1%	22	15	- 31.8%
Median Sales Price*	\$568,200	\$652,250	+ 14.8%	\$545,500	\$602,850	+ 10.5%
Average Sales Price*	\$706,966	\$798,417	+ 12.9%	\$688,145	\$750,937	+ 9.1%
Percent of List Price Received*	102.6%	106.3%	+ 3.6%	101.8%	104.6%	+ 2.8%

* 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	February			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 02-2021	Thru 02-2022	Percent Change from Previous Year
Inventory of Active Listings	838	206	- 75.4%	--	--	--
Under Contract	634	545	- 14.0%	1,255	1,058	- 15.7%
New Listings	601	539	- 10.3%	1,183	1,007	- 14.9%
Sold Listings	540	461	- 14.6%	929	857	- 7.8%
Days on Market Until Sale	46	20	- 56.5%	48	25	- 47.9%
Median Sales Price*	\$400,000	\$425,000	+ 6.3%	\$415,000	\$422,000	+ 1.7%
Average Sales Price*	\$486,736	\$503,973	+ 3.5%	\$488,659	\$508,314	+ 4.0%
Percent of List Price Received*	99.7%	103.1%	+ 3.4%	99.5%	102.5%	+ 3.0%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

