

Local Market Update for March 2022

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arapahoe County

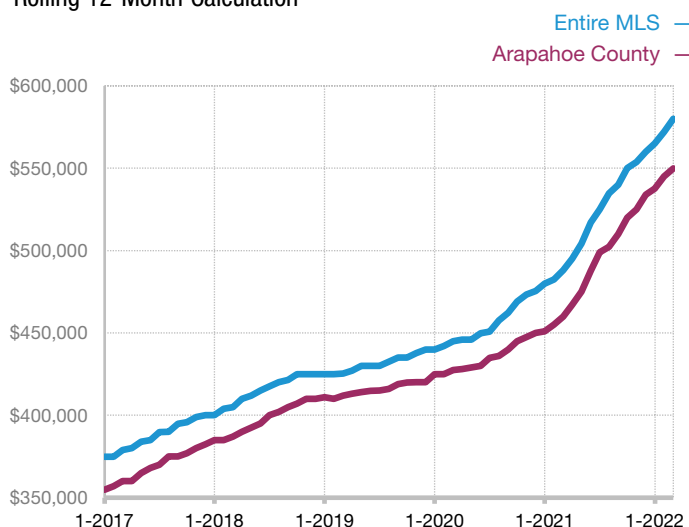
Single Family	March			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 03-2021	Thru 03-2022	Percent Change from Previous Year
Inventory of Active Listings	375	260	- 30.7%	--	--	--
Under Contract	770	672	- 12.7%	1,866	1,746	- 6.4%
New Listings	823	812	- 1.3%	1,893	1,903	+ 0.5%
Sold Listings	626	637	+ 1.8%	1,573	1,522	- 3.2%
Days on Market Until Sale	13	8	- 38.5%	16	11	- 31.3%
Median Sales Price*	\$519,500	\$610,000	+ 17.4%	\$490,000	\$584,575	+ 19.3%
Average Sales Price*	\$607,374	\$750,014	+ 23.5%	\$602,998	\$693,368	+ 15.0%
Percent of List Price Received*	104.8%	106.7%	+ 1.8%	103.2%	104.9%	+ 1.6%

* 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	March			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 03-2021	Thru 03-2022	Percent Change from Previous Year
Inventory of Active Listings	220	112	- 49.1%	--	--	--
Under Contract	358	342	- 4.5%	1,041	923	- 11.3%
New Listings	377	393	+ 4.2%	1,031	965	- 6.4%
Sold Listings	408	321	- 21.3%	991	842	- 15.0%
Days on Market Until Sale	20	7	- 65.0%	24	10	- 58.3%
Median Sales Price*	\$300,500	\$372,000	+ 23.8%	\$295,000	\$355,000	+ 20.3%
Average Sales Price*	\$314,347	\$398,016	+ 26.6%	\$310,311	\$378,058	+ 21.8%
Percent of List Price Received*	102.2%	106.0%	+ 3.7%	101.2%	104.3%	+ 3.1%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

