

# Local Market Update for March 2022

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Monument

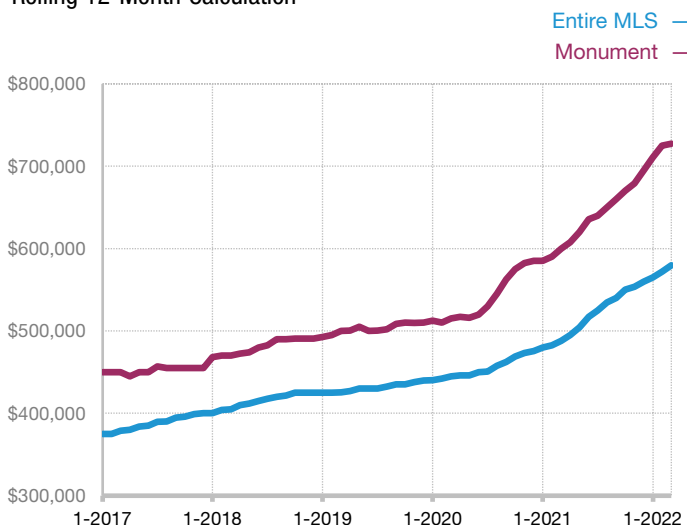
Single Family	March			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 03-2021	Thru 03-2022	Percent Change from Previous Year
Inventory of Active Listings	20	14	- 30.0%	--	--	--
Under Contract	30	22	- 26.7%	65	53	- 18.5%
New Listings	37	31	- 16.2%	77	62	- 19.5%
Sold Listings	26	14	- 46.2%	56	51	- 8.9%
Days on Market Until Sale	7	7	0.0%	14	19	+ 35.7%
Median Sales Price*	\$647,500	<b>\$815,000</b>	+ 25.9%	\$630,500	<b>\$765,000</b>	+ 21.3%
Average Sales Price*	\$692,308	<b>\$859,004</b>	+ 24.1%	\$675,045	<b>\$851,658</b>	+ 26.2%
Percent of List Price Received*	104.4%	<b>106.3%</b>	+ 1.8%	103.0%	<b>103.2%</b>	+ 0.2%

\* 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	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	0	1	--	--	--	--
Under Contract	1	2	+ 100.0%	2	4	+ 100.0%
New Listings	0	3	--	2	5	+ 150.0%
Sold Listings	1	1	0.0%	5	4	- 20.0%
Days on Market Until Sale	3	4	+ 33.3%	35	5	- 85.7%
Median Sales Price*	\$320,000	<b>\$355,100</b>	+ 11.0%	\$296,000	<b>\$380,550</b>	+ 28.6%
Average Sales Price*	\$320,000	<b>\$355,100</b>	+ 11.0%	\$297,830	<b>\$374,025</b>	+ 25.6%
Percent of List Price Received*	112.7%	<b>101.5%</b>	- 9.9%	104.1%	<b>105.5%</b>	+ 1.3%

\* 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

