

Local Market Update for April 2022

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Larkspur

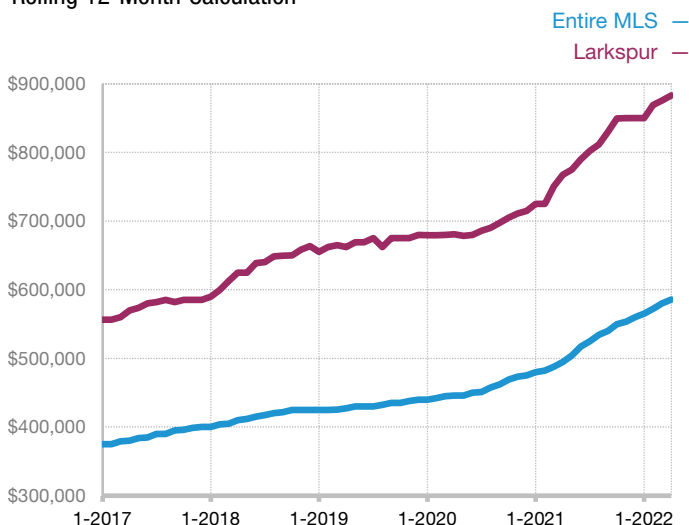
Single Family	April			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 04-2021	Thru 04-2022	Percent Change from Previous Year
Inventory of Active Listings	14	21	+ 50.0%	--	--	--
Under Contract	8	8	0.0%	37	40	+ 8.1%
New Listings	11	20	+ 81.8%	40	55	+ 37.5%
Sold Listings	9	7	- 22.2%	33	41	+ 24.2%
Days on Market Until Sale	26	29	+ 11.5%	12	27	+ 125.0%
Median Sales Price*	\$876,000	\$1,300,000	+ 48.4%	\$869,000	\$1,175,000	+ 35.2%
Average Sales Price*	\$1,273,433	\$1,356,071	+ 6.5%	\$1,019,317	\$1,209,592	+ 18.7%
Percent of List Price Received*	102.5%	101.5%	- 1.0%	102.5%	102.4%	- 0.1%

* 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	April			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 04-2021	Thru 04-2022	Percent Change from Previous Year
Inventory of Active Listings	3	0	- 100.0%	--	--	--
Under Contract	0	2	--	6	5	- 16.7%
New Listings	1	1	0.0%	5	5	0.0%
Sold Listings	1	2	+ 100.0%	5	4	- 20.0%
Days on Market Until Sale	37	3	- 91.9%	29	4	- 86.2%
Median Sales Price*	\$679,000	\$500,000	- 26.4%	\$599,900	\$509,000	- 15.2%
Average Sales Price*	\$679,000	\$500,000	- 26.4%	\$612,780	\$525,750	- 14.2%
Percent of List Price Received*	99.1%	103.2%	+ 4.1%	99.5%	101.6%	+ 2.1%

* 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

