

Local Market Update for May 2022

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Larkspur

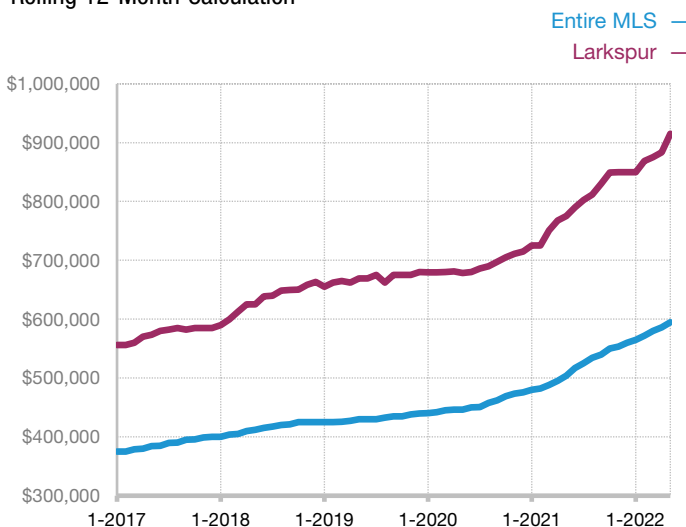
Single Family	May			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 05-2021	Thru 05-2022	Percent Change from Previous Year
Inventory of Active Listings	15	20	+ 33.3%	--	--	--
Under Contract	14	18	+ 28.6%	51	58	+ 13.7%
New Listings	16	20	+ 25.0%	56	75	+ 33.9%
Sold Listings	4	11	+ 175.0%	37	52	+ 40.5%
Days on Market Until Sale	43	24	- 44.2%	16	26	+ 62.5%
Median Sales Price*	\$885,000	\$1,125,000	+ 27.1%	\$869,000	\$1,153,500	+ 32.7%
Average Sales Price*	\$998,750	\$1,475,409	+ 47.7%	\$1,017,093	\$1,265,823	+ 24.5%
Percent of List Price Received*	102.6%	102.0%	- 0.6%	102.5%	102.3%	- 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	May			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 05-2021	Thru 05-2022	Percent Change from Previous Year
Inventory of Active Listings	1	0	- 100.0%	--	--	--
Under Contract	1	0	- 100.0%	7	5	- 28.6%
New Listings	1	0	- 100.0%	6	5	- 16.7%
Sold Listings	1	0	- 100.0%	6	4	- 33.3%
Days on Market Until Sale	18	0	- 100.0%	27	4	- 85.2%
Median Sales Price*	\$405,000	\$0	- 100.0%	\$592,450	\$509,000	- 14.1%
Average Sales Price*	\$405,000	\$0	- 100.0%	\$578,150	\$525,750	- 9.1%
Percent of List Price Received*	100.0%	0.0%	- 100.0%	99.6%	101.6%	+ 2.0%

* 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

