

# Local Market Update for July 2022

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Parker

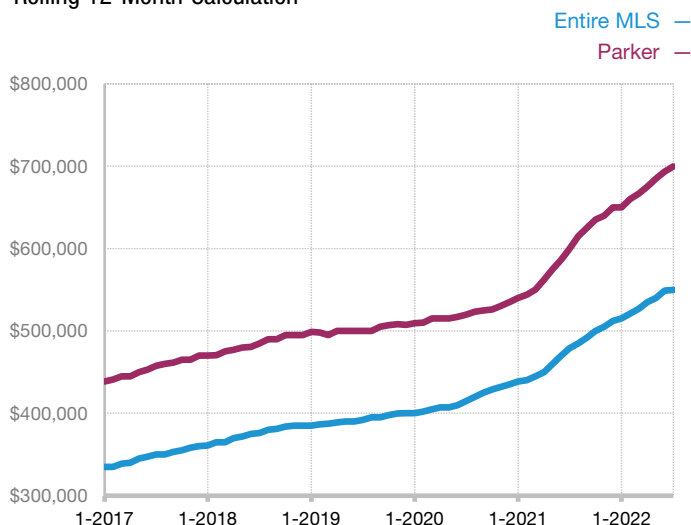
Single Family	July			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 07-2021	Thru 07-2022	Percent Change from Previous Year
Inventory of Active Listings	194	322	+ 66.0%	--	--	--
Under Contract	208	157	- 24.5%	1,441	1,209	- 16.1%
New Listings	279	221	- 20.8%	1,583	1,567	- 1.0%
Sold Listings	225	180	- 20.0%	1,301	1,162	- 10.7%
Days on Market Until Sale	10	14	+ 40.0%	12	14	+ 16.7%
Median Sales Price*	\$659,000	\$709,950	+ 7.7%	\$635,000	\$725,000	+ 14.2%
Average Sales Price*	\$744,786	\$773,926	+ 3.9%	\$727,790	\$819,316	+ 12.6%
Percent of List Price Received*	104.2%	100.9%	- 3.2%	104.2%	103.2%	- 1.0%

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	July			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 07-2021	Thru 07-2022	Percent Change from Previous Year
Inventory of Active Listings	22	45	+ 104.5%	--	--	--
Under Contract	45	22	- 51.1%	277	190	- 31.4%
New Listings	50	26	- 48.0%	278	234	- 15.8%
Sold Listings	51	24	- 52.9%	270	185	- 31.5%
Days on Market Until Sale	7	12	+ 71.4%	18	7	- 61.1%
Median Sales Price*	\$380,000	\$415,000	+ 9.2%	\$375,000	\$430,000	+ 14.7%
Average Sales Price*	\$396,805	\$422,883	+ 6.6%	\$383,151	\$436,750	+ 14.0%
Percent of List Price Received*	104.3%	100.7%	- 3.5%	104.0%	104.9%	+ 0.9%

\* 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

