

Local Market Update for July 2022

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Larkspur

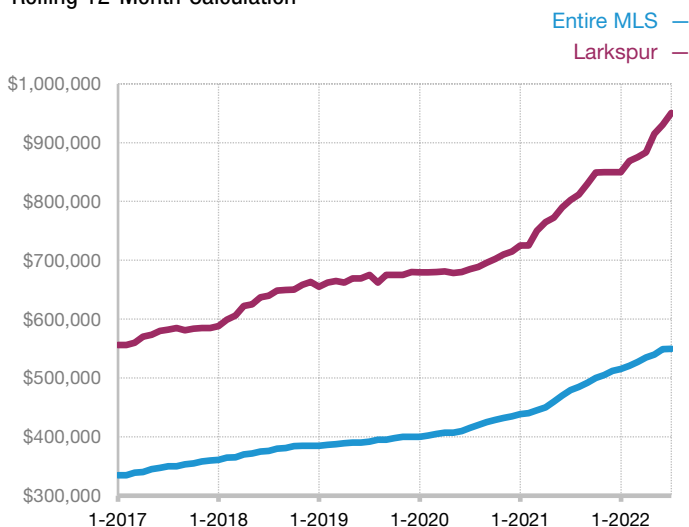
Single Family	July			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 07-2021	Thru 07-2022	Percent Change from Previous Year
Inventory of Active Listings	20	32	+ 60.0%	--	--	--
Under Contract	11	10	- 9.1%	72	77	+ 6.9%
New Listings	13	16	+ 23.1%	89	113	+ 27.0%
Sold Listings	10	13	+ 30.0%	63	74	+ 17.5%
Days on Market Until Sale	8	20	+ 150.0%	13	24	+ 84.6%
Median Sales Price*	\$807,500	\$985,000	+ 22.0%	\$842,450	\$1,025,000	+ 21.7%
Average Sales Price*	\$859,850	\$1,123,038	+ 30.6%	\$939,256	\$1,205,234	+ 28.3%
Percent of List Price Received*	103.2%	98.6%	- 4.5%	102.8%	101.4%	- 1.4%

* 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	1	0	- 100.0%	--	--	--
Under Contract	1	1	0.0%	8	6	- 25.0%
New Listings	0	0	--	7	6	- 14.3%
Sold Listings	0	0	--	7	5	- 28.6%
Days on Market Until Sale	0	0	--	24	4	- 83.3%
Median Sales Price*	\$0	\$0	--	\$585,000	\$500,000	- 14.5%
Average Sales Price*	\$0	\$0	--	\$560,557	\$520,600	- 7.1%
Percent of List Price Received*	0.0%	0.0%	--	99.8%	101.3%	+ 1.5%

* 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

