

Local Market Update for July 2022

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lakewood

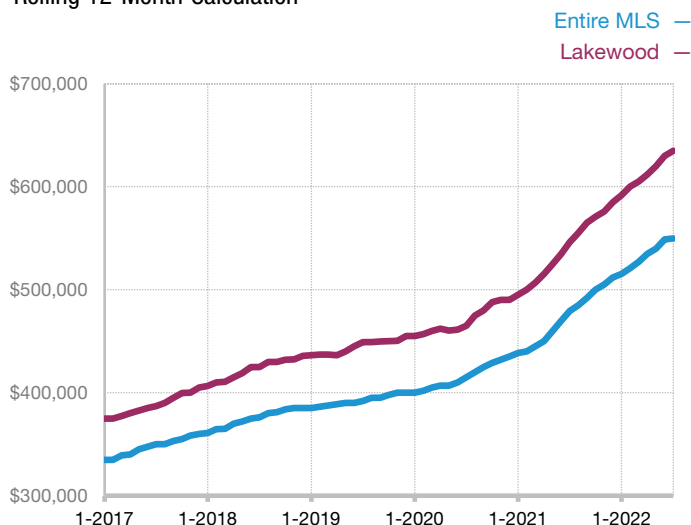
Single Family	July			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 07-2021	Thru 07-2022	Percent Change from Previous Year
Inventory of Active Listings	134	211	+ 57.5%	--	--	--
Under Contract	154	124	- 19.5%	1,002	844	- 15.8%
New Listings	192	181	- 5.7%	1,118	1,099	- 1.7%
Sold Listings	187	121	- 35.3%	952	806	- 15.3%
Days on Market Until Sale	7	11	+ 57.1%	10	9	- 10.0%
Median Sales Price*	\$600,000	\$655,000	+ 9.2%	\$575,000	\$670,000	+ 16.5%
Average Sales Price*	\$668,411	\$736,548	+ 10.2%	\$632,556	\$742,646	+ 17.4%
Percent of List Price Received*	105.1%	100.6%	- 4.3%	105.3%	105.6%	+ 0.3%

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

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	72	86	+ 19.4%	--	--	--
Under Contract	95	99	+ 4.2%	705	625	- 11.3%
New Listings	117	113	- 3.4%	742	715	- 3.6%
Sold Listings	107	95	- 11.2%	680	623	- 8.4%
Days on Market Until Sale	7	11	+ 57.1%	12	9	- 25.0%
Median Sales Price*	\$350,000	\$385,000	+ 10.0%	\$325,000	\$390,000	+ 20.0%
Average Sales Price*	\$359,559	\$411,953	+ 14.6%	\$337,742	\$411,954	+ 22.0%
Percent of List Price Received*	104.1%	102.4%	- 1.6%	103.9%	105.3%	+ 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

