

Local Market Update for July 2022

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Jefferson County

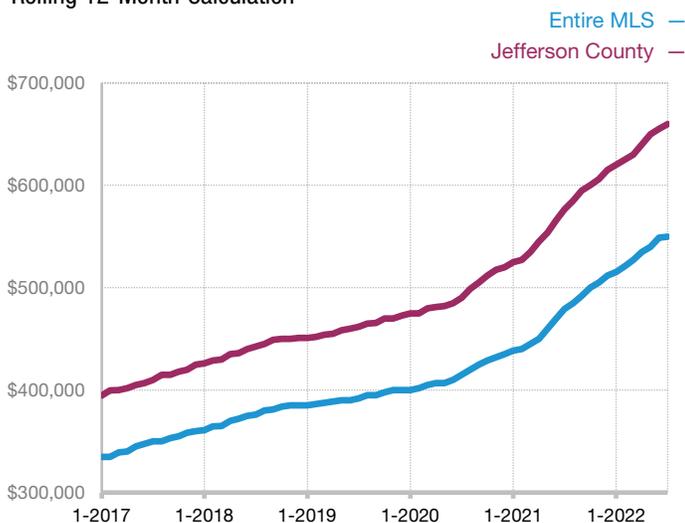
Single Family	July			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 07-2021	Thru 07-2022	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	686	973	+ 41.8%	--	--	--
Under Contract	794	651	- 18.0%	4,973	4,383	- 11.9%
New Listings	993	862	- 13.2%	5,545	5,512	- 0.6%
Sold Listings	883	602	- 31.8%	4,589	4,075	- 11.2%
Days on Market Until Sale	8	12	+ 50.0%	11	11	0.0%
Median Sales Price*	\$640,000	\$694,150	+ 8.5%	\$613,000	\$700,000	+ 14.2%
Average Sales Price*	\$725,708	\$799,337	+ 10.1%	\$702,561	\$817,639	+ 16.4%
Percent of List Price Received*	104.8%	101.1%	- 3.5%	105.4%	105.6%	+ 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	July			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 07-2021	Thru 07-2022	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	210	254	+ 21.0%	--	--	--
Under Contract	258	263	+ 1.9%	1,780	1,685	- 5.3%
New Listings	321	319	- 0.6%	1,903	1,949	+ 2.4%
Sold Listings	274	243	- 11.3%	1,684	1,614	- 4.2%
Days on Market Until Sale	7	13	+ 85.7%	12	11	- 8.3%
Median Sales Price*	\$365,000	\$420,000	+ 15.1%	\$350,000	\$426,750	+ 21.9%
Average Sales Price*	\$389,417	\$450,753	+ 15.8%	\$372,015	\$456,171	+ 22.6%
Percent of List Price Received*	104.2%	101.5%	- 2.6%	104.0%	105.1%	+ 1.1%

* 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

