

# Local Market Update for August 2022

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Monument

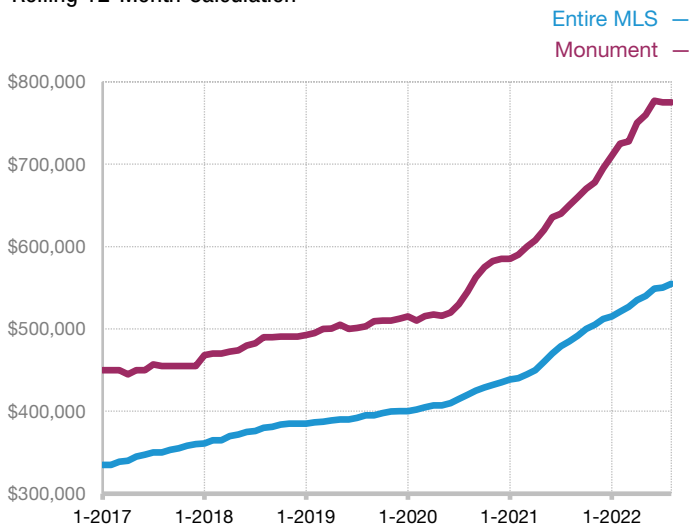
Single Family	August			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 08-2021	Thru 08-2022	Percent Change from Previous Year
Inventory of Active Listings	34	82	+ 141.2%	--	--	--
Under Contract	40	32	- 20.0%	265	218	- 17.7%
New Listings	41	45	+ 9.8%	300	328	+ 9.3%
Sold Listings	45	28	- 37.8%	239	200	- 16.3%
Days on Market Until Sale	9	25	+ 177.8%	12	14	+ 16.7%
Median Sales Price*	\$685,000	\$690,655	+ 0.8%	\$660,000	\$775,000	+ 17.4%
Average Sales Price*	\$749,838	\$769,575	+ 2.6%	\$711,637	\$875,575	+ 23.0%
Percent of List Price Received*	102.1%	99.6%	- 2.4%	102.7%	101.8%	- 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.

Townhouse/Condo	August			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 08-2021	Thru 08-2022	Percent Change from Previous Year
Inventory of Active Listings	3	1	- 66.7%	--	--	--
Under Contract	2	2	0.0%	14	12	- 14.3%
New Listings	4	3	- 25.0%	17	14	- 17.6%
Sold Listings	2	3	+ 50.0%	16	14	- 12.5%
Days on Market Until Sale	5	29	+ 480.0%	18	12	- 33.3%
Median Sales Price*	\$345,500	\$295,000	- 14.6%	\$345,900	\$355,050	+ 2.6%
Average Sales Price*	\$345,500	\$306,563	- 11.3%	\$335,622	\$405,621	+ 20.9%
Percent of List Price Received*	104.3%	98.1%	- 5.9%	103.5%	108.0%	+ 4.3%

\* 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

