

Local Market Update for September 2022

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lakewood

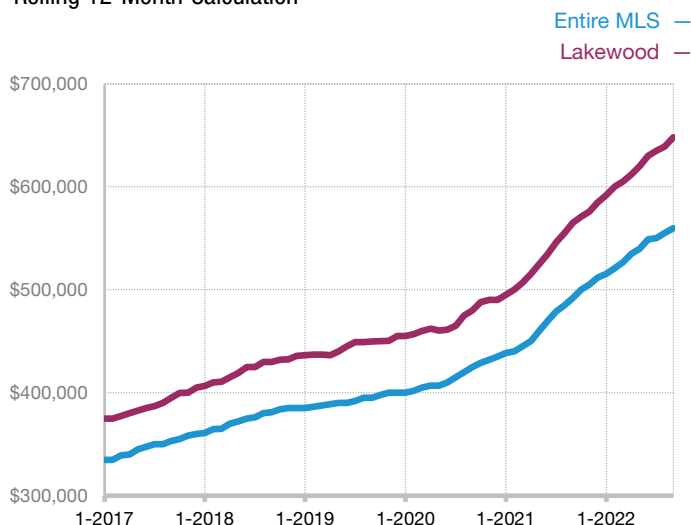
Single Family	September			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 09-2021	Thru 09-2022	Percent Change from Previous Year
Inventory of Active Listings	145	198	+ 36.6%	--	--	--
Under Contract	162	115	- 29.0%	1,325	1,083	- 18.3%
New Listings	187	145	- 22.5%	1,475	1,387	- 6.0%
Sold Listings	145	132	- 9.0%	1,255	1,055	- 15.9%
Days on Market Until Sale	11	25	+ 127.3%	10	12	+ 20.0%
Median Sales Price*	\$585,000	\$642,500	+ 9.8%	\$576,000	\$660,000	+ 14.6%
Average Sales Price*	\$646,759	\$711,320	+ 10.0%	\$636,679	\$733,316	+ 15.2%
Percent of List Price Received*	102.2%	98.8%	- 3.3%	104.6%	104.0%	- 0.6%

* 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	September			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 09-2021	Thru 09-2022	Percent Change from Previous Year
Inventory of Active Listings	75	106	+ 41.3%	--	--	--
Under Contract	104	88	- 15.4%	933	790	- 15.3%
New Listings	114	106	- 7.0%	985	925	- 6.1%
Sold Listings	127	88	- 30.7%	906	805	- 11.1%
Days on Market Until Sale	16	21	+ 31.3%	13	11	- 15.4%
Median Sales Price*	\$352,500	\$362,250	+ 2.8%	\$335,000	\$385,000	+ 14.9%
Average Sales Price*	\$374,025	\$378,932	+ 1.3%	\$345,005	\$405,935	+ 17.7%
Percent of List Price Received*	102.6%	99.7%	- 2.8%	103.6%	104.0%	+ 0.4%

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

