

Local Market Update for October 2022

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Parker

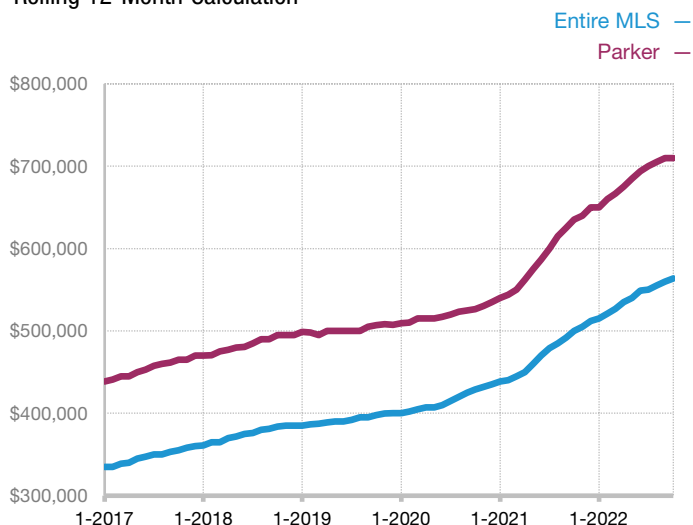
Single Family	October			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 10-2021	Thru 10-2022	Percent Change from Previous Year
Inventory of Active Listings	169	318	+ 88.2%	--	--	--
Under Contract	218	129	- 40.8%	2,063	1,608	- 22.1%
New Listings	193	137	- 29.0%	2,205	2,077	- 5.8%
Sold Listings	195	104	- 46.7%	1,935	1,587	- 18.0%
Days on Market Until Sale	13	36	+ 176.9%	12	19	+ 58.3%
Median Sales Price*	\$670,000	\$667,000	- 0.4%	\$645,000	\$718,225	+ 11.4%
Average Sales Price*	\$768,737	\$778,391	+ 1.3%	\$734,109	\$817,904	+ 11.4%
Percent of List Price Received*	101.7%	98.8%	- 2.9%	103.5%	102.0%	- 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	October			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 10-2021	Thru 10-2022	Percent Change from Previous Year
Inventory of Active Listings	18	70	+ 288.9%	--	--	--
Under Contract	46	27	- 41.3%	388	270	- 30.4%
New Listings	42	42	0.0%	387	354	- 8.5%
Sold Listings	30	25	- 16.7%	386	257	- 33.4%
Days on Market Until Sale	14	37	+ 164.3%	16	12	- 25.0%
Median Sales Price*	\$444,302	\$469,000	+ 5.6%	\$372,750	\$432,000	+ 15.9%
Average Sales Price*	\$419,691	\$463,908	+ 10.5%	\$388,940	\$442,488	+ 13.8%
Percent of List Price Received*	104.4%	98.1%	- 6.0%	103.7%	103.3%	- 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

