

Local Market Update for February 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lone Tree

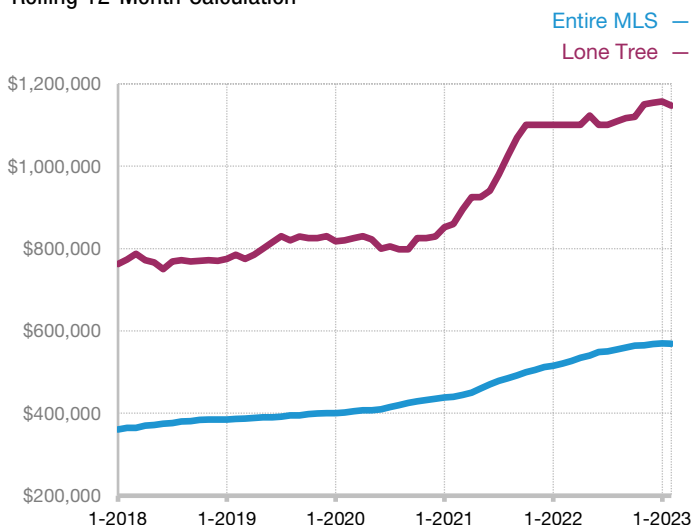
Single Family	February			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 02-2022	Thru 02-2023	Percent Change from Previous Year
Inventory of Active Listings	8	6	- 25.0%	--	--	--
Under Contract	8	4	- 50.0%	17	12	- 29.4%
New Listings	11	5	- 54.5%	21	10	- 52.4%
Sold Listings	13	8	- 38.5%	19	15	- 21.1%
Days on Market Until Sale	11	113	+ 927.3%	8	90	+ 1025.0%
Median Sales Price*	\$1,196,300	\$1,240,000	+ 3.7%	\$1,196,300	\$1,214,000	+ 1.5%
Average Sales Price*	\$1,133,331	\$1,179,130	+ 4.0%	\$1,208,581	\$1,201,803	- 0.6%
Percent of List Price Received*	102.1%	99.3%	- 2.7%	103.0%	97.1%	- 5.7%

* 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	February			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 02-2022	Thru 02-2023	Percent Change from Previous Year
Inventory of Active Listings	0	2	--	--	--	--
Under Contract	6	6	0.0%	11	11	0.0%
New Listings	5	3	- 40.0%	9	8	- 11.1%
Sold Listings	6	7	+ 16.7%	15	7	- 53.3%
Days on Market Until Sale	18	49	+ 172.2%	23	49	+ 113.0%
Median Sales Price*	\$559,000	\$593,000	+ 6.1%	\$576,500	\$593,000	+ 2.9%
Average Sales Price*	\$554,667	\$658,750	+ 18.8%	\$575,233	\$658,750	+ 14.5%
Percent of List Price Received*	102.6%	99.7%	- 2.8%	101.4%	99.7%	- 1.7%

* 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

