

Local Market Update for March 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Larkspur

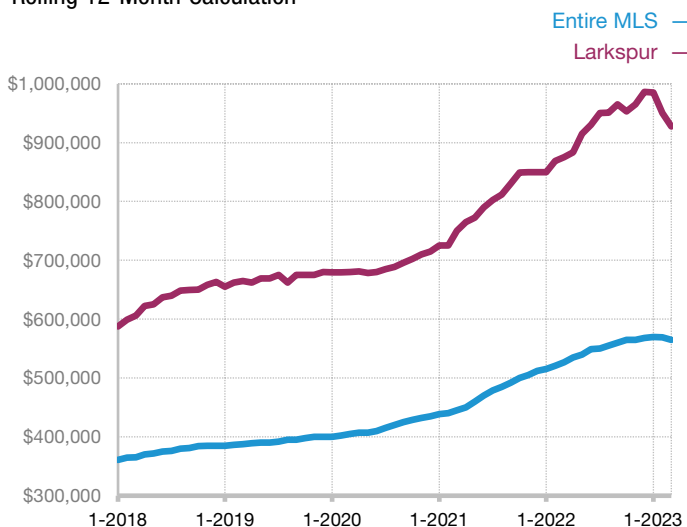
Single Family	March			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 03-2022	Thru 03-2023	Percent Change from Previous Year
Inventory of Active Listings	15	17	+ 13.3%	--	--	--
Under Contract	9	7	- 22.2%	31	19	- 38.7%
New Listings	13	16	+ 23.1%	36	23	- 36.1%
Sold Listings	12	6	- 50.0%	34	14	- 58.8%
Days on Market Until Sale	11	86	+ 681.8%	27	87	+ 222.2%
Median Sales Price*	\$1,170,000	\$972,000	- 16.9%	\$1,165,000	\$812,000	- 30.3%
Average Sales Price*	\$1,093,333	\$1,383,512	+ 26.5%	\$1,179,435	\$1,011,505	- 14.2%
Percent of List Price Received*	102.5%	99.5%	- 2.9%	102.6%	95.5%	- 6.9%

* 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	March			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 03-2022	Thru 03-2023	Percent Change from Previous Year
Inventory of Active Listings	1	0	- 100.0%	--	--	--
Under Contract	2	2	0.0%	3	2	- 33.3%
New Listings	3	1	- 66.7%	4	1	- 75.0%
Sold Listings	2	0	- 100.0%	2	0	- 100.0%
Days on Market Until Sale	6	0	- 100.0%	6	0	- 100.0%
Median Sales Price*	\$551,500	\$0	- 100.0%	\$551,500	\$0	- 100.0%
Average Sales Price*	\$551,500	\$0	- 100.0%	\$551,500	\$0	- 100.0%
Percent of List Price Received*	100.0%	0.0%	- 100.0%	100.0%	0.0%	- 100.0%

* 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

