

Local Market Update for March 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Evergreen/Conifer

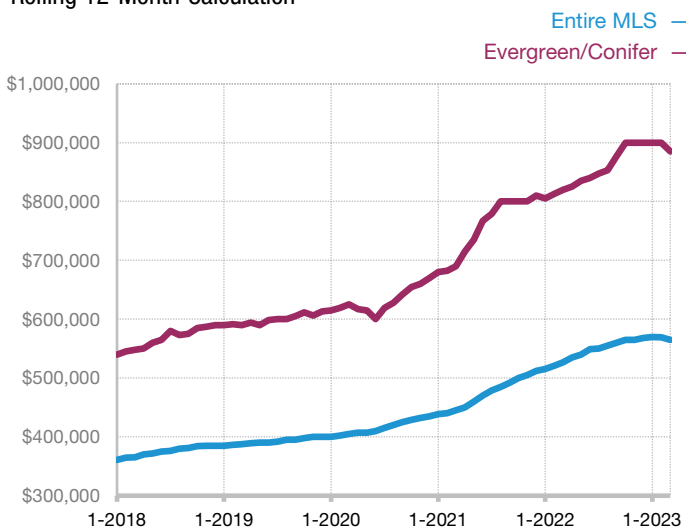
| Single Family | March | | | Year to Date | | |
|---------------------------------|-------------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2022 | 2023 | Percent Change from Previous Year | Thru 03-2022 | Thru 03-2023 | Percent Change from Previous Year |
| Inventory of Active Listings | 42 | 58 | + 38.1% | -- | -- | -- |
| Under Contract | 49 | 51 | + 4.1% | 121 | 108 | - 10.7% |
| New Listings | 65 | 59 | - 9.2% | 134 | 108 | - 19.4% |
| Sold Listings | 39 | 33 | - 15.4% | 93 | 87 | - 6.5% |
| Days on Market Until Sale | 13 | 49 | + 276.9% | 16 | 56 | + 250.0% |
| Median Sales Price* | \$1,010,000 | \$845,000 | - 16.3% | \$910,000 | \$850,000 | - 6.6% |
| Average Sales Price* | \$1,093,108 | \$943,325 | - 13.7% | \$1,057,552 | \$987,099 | - 6.7% |
| Percent of List Price Received* | 109.4% | 100.7% | - 8.0% | 105.9% | 98.1% | - 7.4% |

* 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 | 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 | 13 | 6 | - 53.8% | -- | -- | -- |
| Under Contract | 5 | 4 | - 20.0% | 12 | 12 | 0.0% |
| New Listings | 9 | 3 | - 66.7% | 18 | 11 | - 38.9% |
| Sold Listings | 6 | 3 | - 50.0% | 10 | 8 | - 20.0% |
| Days on Market Until Sale | 55 | 15 | - 72.7% | 49 | 23 | - 53.1% |
| Median Sales Price* | \$631,500 | \$420,000 | - 33.5% | \$661,500 | \$533,750 | - 19.3% |
| Average Sales Price* | \$633,167 | \$390,833 | - 38.3% | \$662,916 | \$542,813 | - 18.1% |
| Percent of List Price Received* | 107.1% | 98.6% | - 7.9% | 106.2% | 99.3% | - 6.5% |

* 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

