

Local Market Update for March 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Centennial

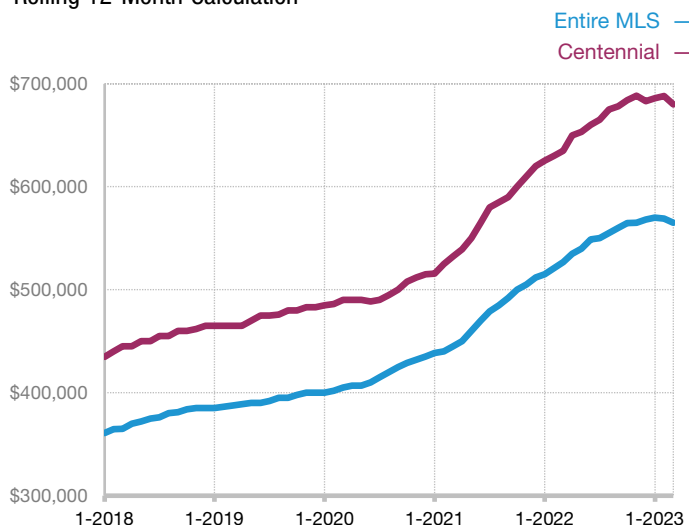
Single Family	March			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 03-2022	Thru 03-2023	Percent Change from Previous Year
Inventory of Active Listings	67	72	+ 7.5%	--	--	--
Under Contract	104	95	- 8.7%	275	272	- 1.1%
New Listings	147	97	- 34.0%	322	244	- 24.2%
Sold Listings	104	98	- 5.8%	267	231	- 13.5%
Days on Market Until Sale	6	39	+ 550.0%	10	44	+ 340.0%
Median Sales Price*	\$713,250	\$665,000	- 6.8%	\$675,000	\$650,000	- 3.7%
Average Sales Price*	\$770,397	\$763,313	- 0.9%	\$739,682	\$735,976	- 0.5%
Percent of List Price Received*	108.3%	100.2%	- 7.5%	105.7%	99.3%	- 6.1%

* 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	16	20	+ 25.0%	--	--	--
Under Contract	29	22	- 24.1%	82	70	- 14.6%
New Listings	36	29	- 19.4%	94	72	- 23.4%
Sold Listings	30	31	+ 3.3%	76	56	- 26.3%
Days on Market Until Sale	4	33	+ 725.0%	9	33	+ 266.7%
Median Sales Price*	\$517,500	\$455,000	- 12.1%	\$447,750	\$452,500	+ 1.1%
Average Sales Price*	\$483,012	\$453,373	- 6.1%	\$452,212	\$445,279	- 1.5%
Percent of List Price Received*	107.8%	99.3%	- 7.9%	105.1%	99.5%	- 5.3%

* 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

