

Local Market Update for June 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lakewood

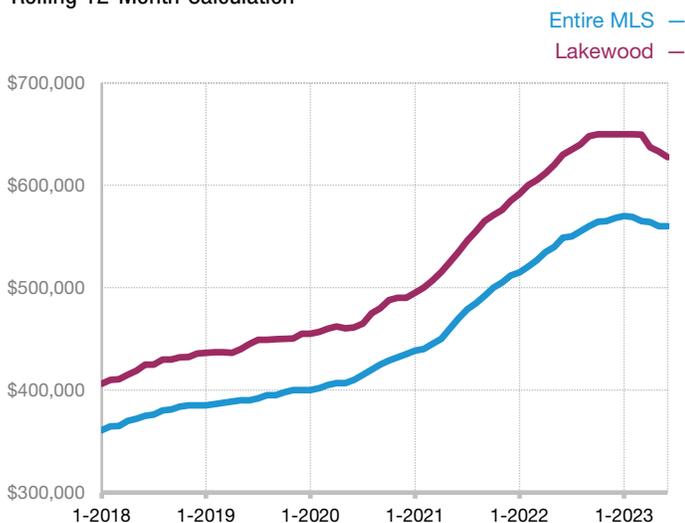
Single Family	June			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 06-2022	Thru 06-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	208	99	- 52.4%	--	--	--
Under Contract	122	126	+ 3.3%	718	661	- 7.9%
New Listings	224	160	- 28.6%	915	699	- 23.6%
Sold Listings	126	127	+ 0.8%	684	615	- 10.1%
Days on Market Until Sale	8	11	+ 37.5%	8	26	+ 225.0%
Median Sales Price*	\$681,000	\$670,000	- 1.6%	\$672,911	\$635,000	- 5.6%
Average Sales Price*	\$772,966	\$746,215	- 3.5%	\$743,846	\$709,338	- 4.6%
Percent of List Price Received*	102.9%	101.6%	- 1.3%	106.5%	101.0%	- 5.2%

* 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	June			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 06-2022	Thru 06-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	87	72	- 17.2%	--	--	--
Under Contract	94	97	+ 3.2%	526	479	- 8.9%
New Listings	130	103	- 20.8%	603	503	- 16.6%
Sold Listings	110	93	- 15.5%	529	428	- 19.1%
Days on Market Until Sale	8	19	+ 137.5%	9	23	+ 155.6%
Median Sales Price*	\$403,000	\$390,000	- 3.2%	\$391,000	\$373,250	- 4.5%
Average Sales Price*	\$420,922	\$431,810	+ 2.6%	\$412,423	\$392,744	- 4.8%
Percent of List Price Received*	104.1%	100.2%	- 3.7%	105.8%	100.0%	- 5.5%

* 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

