

Local Market Update for March 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lone Tree

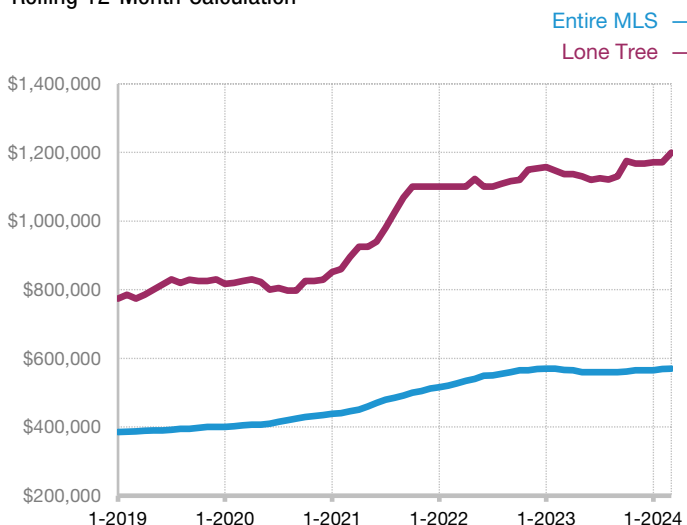
Single Family	March			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 03-2023	Thru 03-2024	Percent Change from Previous Year
Inventory of Active Listings	12	12	0.0%	--	--	--
Under Contract	10	16	+ 60.0%	21	35	+ 66.7%
New Listings	13	16	+ 23.1%	23	35	+ 52.2%
Sold Listings	5	7	+ 40.0%	20	21	+ 5.0%
Days on Market Until Sale	67	58	- 13.4%	85	50	- 41.2%
Median Sales Price*	\$1,117,500	\$1,440,000	+ 28.9%	\$1,157,500	\$1,320,000	+ 14.0%
Average Sales Price*	\$1,072,700	\$1,390,429	+ 29.6%	\$1,169,527	\$1,319,590	+ 12.8%
Percent of List Price Received*	95.6%	98.2%	+ 2.7%	96.8%	98.6%	+ 1.9%

* 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	2023	2024	Percent Change from Previous Year	Thru 03-2023	Thru 03-2024	Percent Change from Previous Year
Inventory of Active Listings	3	10	+ 233.3%	--	--	--
Under Contract	3	6	+ 100.0%	14	13	- 7.1%
New Listings	4	11	+ 175.0%	12	24	+ 100.0%
Sold Listings	4	4	0.0%	11	11	0.0%
Days on Market Until Sale	51	53	+ 3.9%	49	35	- 28.6%
Median Sales Price*	\$622,000	\$641,000	+ 3.1%	\$593,000	\$585,000	- 1.3%
Average Sales Price*	\$598,500	\$626,750	+ 4.7%	\$636,841	\$585,864	- 8.0%
Percent of List Price Received*	97.8%	99.0%	+ 1.2%	99.0%	99.4%	+ 0.4%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

