

# Local Market Update for December 2024

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lone Tree

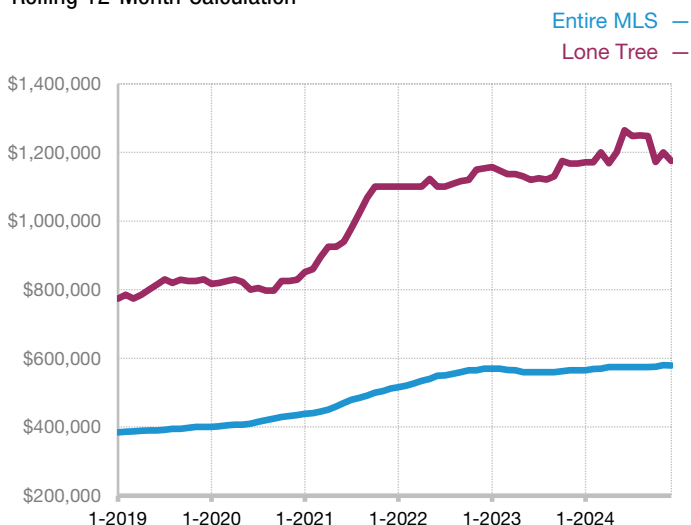
Single Family	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
Inventory of Active Listings	17	21	+ 23.5%	--	--	--
Under Contract	6	11	+ 83.3%	103	162	+ 57.3%
New Listings	6	6	0.0%	134	207	+ 54.5%
Sold Listings	8	10	+ 25.0%	107	153	+ 43.0%
Days on Market Until Sale	36	38	+ 5.6%	36	36	0.0%
Median Sales Price*	\$979,400	\$780,500	- 20.3%	\$1,167,500	\$1,175,000	+ 0.6%
Average Sales Price*	\$1,017,013	\$1,035,556	+ 1.8%	\$1,192,074	\$1,262,729	+ 5.9%
Percent of List Price Received*	97.0%	97.8%	+ 0.8%	98.5%	98.4%	- 0.1%

\* 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	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
Inventory of Active Listings	3	17	+ 466.7%	--	--	--
Under Contract	3	1	- 66.7%	53	50	- 5.7%
New Listings	0	6	--	56	85	+ 51.8%
Sold Listings	3	2	- 33.3%	49	49	0.0%
Days on Market Until Sale	46	11	- 76.1%	31	37	+ 19.4%
Median Sales Price*	\$630,000	\$489,000	- 22.4%	\$630,000	\$624,000	- 1.0%
Average Sales Price*	\$640,000	\$489,000	- 23.6%	\$629,063	\$604,474	- 3.9%
Percent of List Price Received*	98.8%	99.3%	+ 0.5%	99.0%	99.0%	0.0%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

