

# Local Market Update for September 2017

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Denver

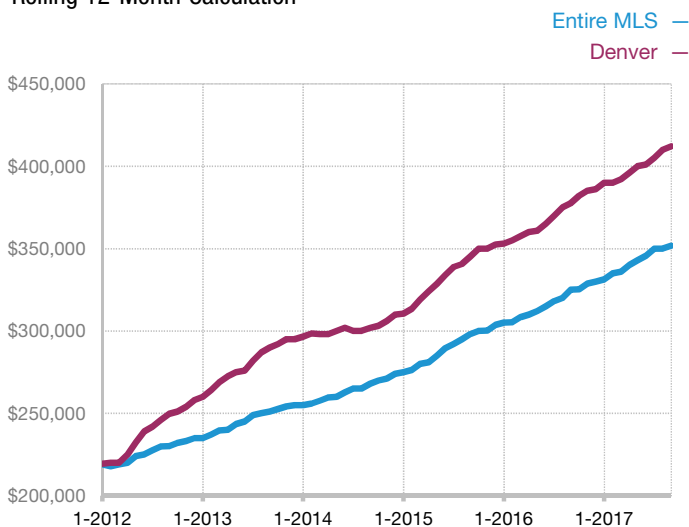
Single Family	September			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 09-2016	Thru 09-2017	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	1,453	<b>1,028</b>	- 29.2%	--	--	--
Under Contract	719	<b>666</b>	- 7.4%	6,832	<b>6,401</b>	- 6.3%
New Listings	921	<b>842</b>	- 8.6%	8,159	<b>7,672</b>	- 6.0%
Sold Listings	761	<b>637</b>	- 16.3%	6,547	<b>6,153</b>	- 6.0%
Days on Market Until Sale	23	<b>22</b>	- 4.3%	23	<b>21</b>	- 8.7%
Median Sales Price*	\$380,500	<b>\$415,000</b>	+ 9.1%	\$387,000	<b>\$420,000</b>	+ 8.5%
Average Sales Price*	\$467,695	<b>\$497,097</b>	+ 6.3%	\$468,685	<b>\$513,475</b>	+ 9.6%
Percent of List Price Received*	99.6%	<b>99.6%</b>	0.0%	100.3%	<b>100.3%</b>	0.0%

\* 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	September			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 09-2016	Thru 09-2017	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	1,160	<b>980</b>	- 15.5%	--	--	--
Under Contract	482	<b>526</b>	+ 9.1%	4,495	<b>4,787</b>	+ 6.5%
New Listings	660	<b>684</b>	+ 3.6%	5,556	<b>5,820</b>	+ 4.8%
Sold Listings	501	<b>457</b>	- 8.8%	4,277	<b>4,485</b>	+ 4.9%
Days on Market Until Sale	24	<b>28</b>	+ 16.7%	24	<b>27</b>	+ 12.5%
Median Sales Price*	\$280,000	<b>\$309,900</b>	+ 10.7%	\$290,000	<b>\$320,000</b>	+ 10.3%
Average Sales Price*	\$349,382	<b>\$377,278</b>	+ 8.0%	\$356,732	<b>\$385,617</b>	+ 8.1%
Percent of List Price Received*	99.7%	<b>99.7%</b>	0.0%	100.4%	<b>100.0%</b>	- 0.4%

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

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



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

