

Local Market Update for September 2017

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Larkspur

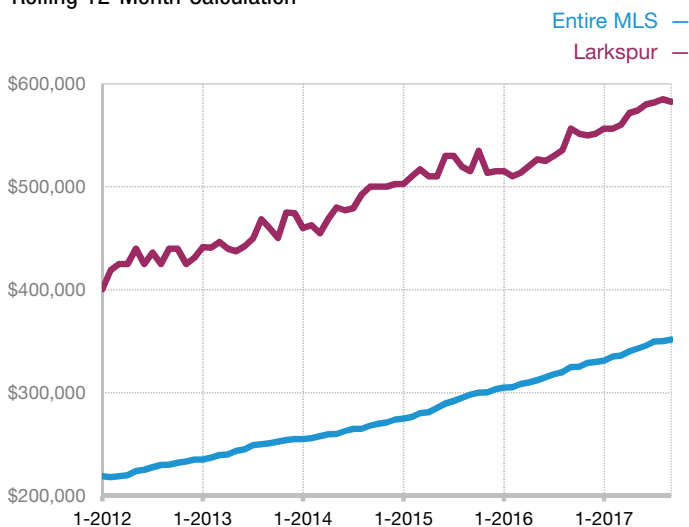
Single Family	September			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 09-2016	Thru 09-2017	Percent Change from Previous Year
Inventory of Active Listings	67	61	- 9.0%	--	--	--
Under Contract	13	13	0.0%	98	118	+ 20.4%
New Listings	15	17	+ 13.3%	155	170	+ 9.7%
Sold Listings	12	10	- 16.7%	90	106	+ 17.8%
Days on Market Until Sale	76	37	- 51.3%	79	58	- 26.6%
Median Sales Price*	\$644,750	\$584,000	- 9.4%	\$561,750	\$585,000	+ 4.1%
Average Sales Price*	\$630,542	\$595,430	- 5.6%	\$606,851	\$642,434	+ 5.9%
Percent of List Price Received*	96.8%	98.6%	+ 1.9%	97.8%	98.7%	+ 0.9%

* 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	September			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 09-2016	Thru 09-2017	Percent Change from Previous Year
Inventory of Active Listings	8	1	- 87.5%	--	--	--
Under Contract	1	1	0.0%	5	10	+ 100.0%
New Listings	1	0	- 100.0%	9	9	0.0%
Sold Listings	0	2	--	3	8	+ 166.7%
Days on Market Until Sale	0	3	--	78	44	- 43.6%
Median Sales Price*	\$0	\$434,064	--	\$240,000	\$422,500	+ 76.0%
Average Sales Price*	\$0	\$434,064	--	\$283,333	\$423,141	+ 49.3%
Percent of List Price Received*	0.0%	101.0%	--	95.6%	98.6%	+ 3.1%

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

