

Local Market Update for June 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Highlands Ranch

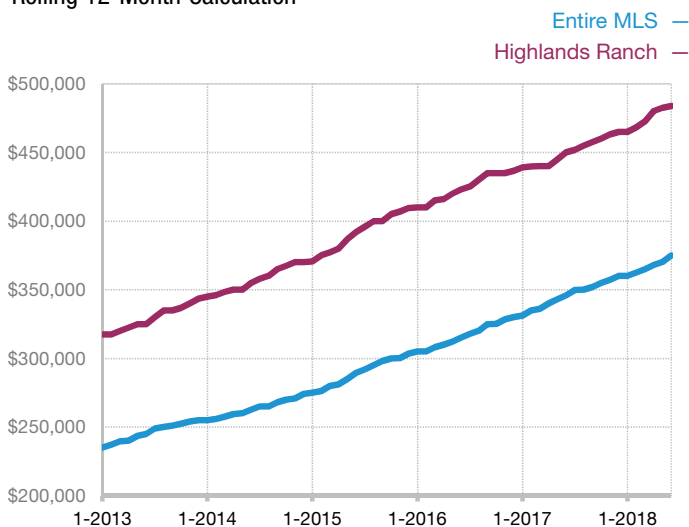
Single Family	June			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 06-2017	Thru 06-2018	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	210	154	- 26.7%	--	--	--
Under Contract	174	172	- 1.1%	899	836	- 7.0%
New Listings	230	204	- 11.3%	1,071	975	- 9.0%
Sold Listings	196	176	- 10.2%	826	734	- 11.1%
Days on Market Until Sale	17	13	- 23.5%	21	17	- 19.0%
Median Sales Price*	\$483,500	\$488,500	+ 1.0%	\$464,750	\$506,000	+ 8.9%
Average Sales Price*	\$559,827	\$561,088	+ 0.2%	\$523,117	\$569,449	+ 8.9%
Percent of List Price Received*	100.5%	100.5%	0.0%	100.3%	100.6%	+ 0.3%

* 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		
	2017	2018	Percent Change from Previous Year	Thru 06-2017	Thru 06-2018	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	35	38	+ 8.6%	--	--	--
Under Contract	23	30	+ 30.4%	171	185	+ 8.2%
New Listings	31	40	+ 29.0%	203	225	+ 10.8%
Sold Listings	39	39	0.0%	168	164	- 2.4%
Days on Market Until Sale	14	15	+ 7.1%	13	15	+ 15.4%
Median Sales Price*	\$349,900	\$388,000	+ 10.9%	\$344,000	\$367,500	+ 6.8%
Average Sales Price*	\$354,937	\$393,419	+ 10.8%	\$366,204	\$384,492	+ 5.0%
Percent of List Price Received*	100.3%	99.9%	- 0.4%	100.4%	100.0%	- 0.4%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

