

Local Market Update for June 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Parker

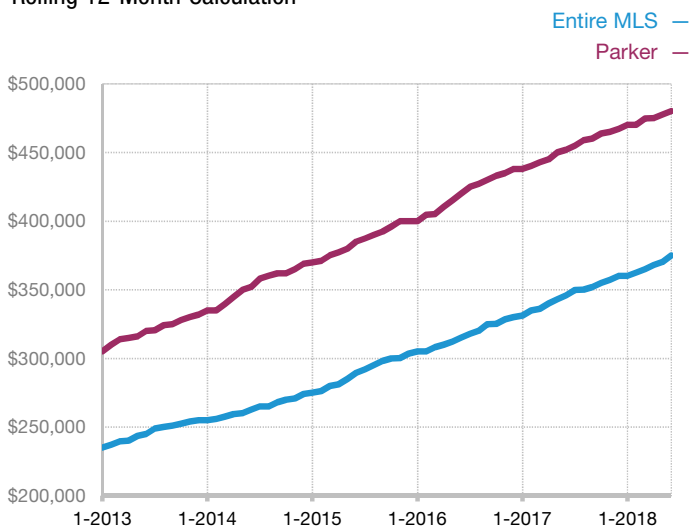
Single Family	June			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 06-2017	Thru 06-2018	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	384	337	- 12.2%	--	--	--
Under Contract	228	220	- 3.5%	1,176	1,163	- 1.1%
New Listings	280	291	+ 3.9%	1,413	1,442	+ 2.1%
Sold Listings	237	220	- 7.2%	1,079	1,011	- 6.3%
Days on Market Until Sale	21	20	- 4.8%	30	27	- 10.0%
Median Sales Price*	\$478,000	\$509,000	+ 6.5%	\$466,000	\$493,000	+ 5.8%
Average Sales Price*	\$522,944	\$574,287	+ 9.8%	\$512,093	\$545,640	+ 6.6%
Percent of List Price Received*	99.8%	99.8%	0.0%	99.7%	100.0%	+ 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	73	64	- 12.3%	--	--	--
Under Contract	51	37	- 27.5%	207	197	- 4.8%
New Listings	63	47	- 25.4%	279	217	- 22.2%
Sold Listings	34	38	+ 11.8%	159	159	0.0%
Days on Market Until Sale	6	21	+ 250.0%	10	14	+ 40.0%
Median Sales Price*	\$275,750	\$286,500	+ 3.9%	\$264,500	\$285,000	+ 7.8%
Average Sales Price*	\$282,536	\$302,708	+ 7.1%	\$274,694	\$300,341	+ 9.3%
Percent of List Price Received*	101.6%	101.0%	- 0.6%	101.1%	101.1%	0.0%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

