

# Local Market Update for February 2020

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lone Tree

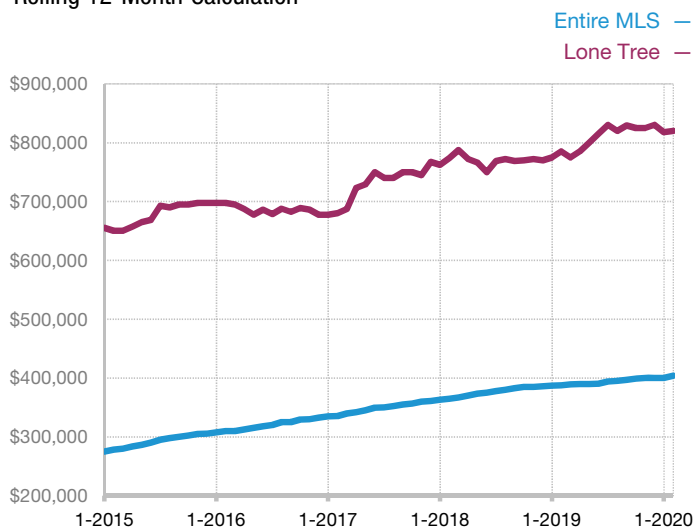
Single Family	February			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 02-2019	Thru 02-2020	Percent Change from Previous Year
Inventory of Active Listings	37	20	- 45.9%	--	--	--
Under Contract	13	8	- 38.5%	24	22	- 8.3%
New Listings	16	11	- 31.3%	36	28	- 22.2%
Sold Listings	12	8	- 33.3%	21	20	- 4.8%
Days on Market Until Sale	50	47	- 6.0%	42	55	+ 31.0%
Median Sales Price*	\$807,500	\$852,250	+ 5.5%	\$865,000	\$752,500	- 13.0%
Average Sales Price*	\$925,739	\$893,783	- 3.5%	\$992,285	\$845,321	- 14.8%
Percent of List Price Received*	98.2%	98.9%	+ 0.7%	98.5%	98.3%	- 0.2%

\* 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	February			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 02-2019	Thru 02-2020	Percent Change from Previous Year
Inventory of Active Listings	5	2	- 60.0%	--	--	--
Under Contract	10	8	- 20.0%	14	16	+ 14.3%
New Listings	8	5	- 37.5%	11	10	- 9.1%
Sold Listings	5	9	+ 80.0%	7	17	+ 142.9%
Days on Market Until Sale	33	55	+ 66.7%	44	52	+ 18.2%
Median Sales Price*	\$403,000	\$462,000	+ 14.6%	\$403,000	\$425,000	+ 5.5%
Average Sales Price*	\$404,100	\$462,667	+ 14.5%	\$388,821	\$430,046	+ 10.6%
Percent of List Price Received*	98.8%	98.6%	- 0.2%	98.8%	98.4%	- 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

