

Local Market Update for February 2021

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Douglas County

Contact the Douglas Elbert REALTOR® Association, Denver Metro Association of REALTORS® or South Metro Denver REALTOR® Association for more detailed local statistics or to find a REALTOR® in the area.

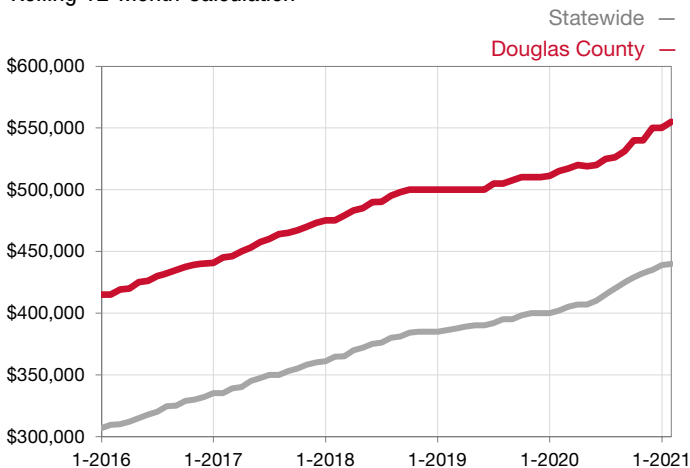
Single Family	February			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 02-2020	Thru 02-2021	Percent Change from Previous Year
Key Metrics						
New Listings	589	537	- 8.8%	1,183	1,005	- 15.0%
Sold Listings	443	393	- 11.3%	816	687	- 15.8%
Median Sales Price*	\$535,000	\$617,000	+ 15.3%	\$527,597	\$605,000	+ 14.7%
Average Sales Price*	\$588,680	\$725,392	+ 23.2%	\$608,003	\$720,845	+ 18.6%
Percent of List Price Received*	99.1%	102.6%	+ 3.5%	99.0%	102.0%	+ 3.0%
Days on Market Until Sale	46	20	- 56.5%	51	22	- 56.9%
Inventory of Homes for Sale	925	224	- 75.8%	--	--	--
Months Supply of Inventory	1.6	0.4	- 75.0%	--	--	--

* 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	February			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 02-2020	Thru 02-2021	Percent Change from Previous Year
Key Metrics						
New Listings	149	95	- 36.2%	260	204	- 21.5%
Sold Listings	101	88	- 12.9%	177	172	- 2.8%
Median Sales Price*	\$355,000	\$379,000	+ 6.8%	\$345,000	\$390,000	+ 13.0%
Average Sales Price*	\$361,230	\$405,901	+ 12.4%	\$359,650	\$415,415	+ 15.5%
Percent of List Price Received*	99.3%	101.7%	+ 2.4%	99.2%	101.1%	+ 1.9%
Days on Market Until Sale	33	21	- 36.4%	41	28	- 31.7%
Inventory of Homes for Sale	214	42	- 80.4%	--	--	--
Months Supply of Inventory	2.0	0.3	- 85.0%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

