

Local Market Update for June 2020

A Research Tool Provided by the Colorado Association of REALTORS®

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Not all agents are the same!



Denver County

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

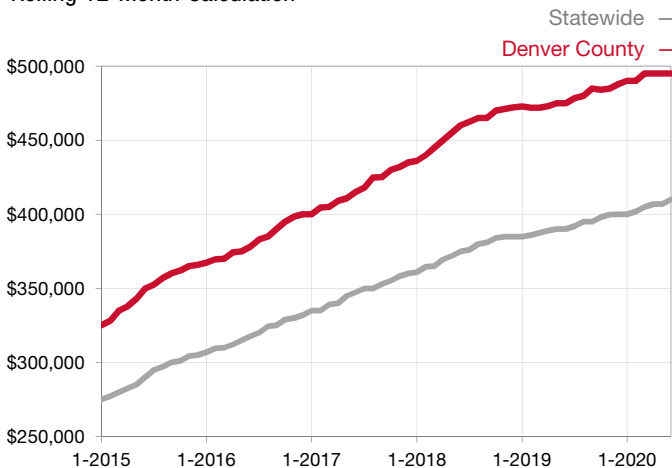
Single Family	June			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 06-2019	Thru 06-2020	Percent Change from Previous Year
Key Metrics						
New Listings	910	921	+ 1.2%	5,161	4,522	- 12.4%
Sold Listings	764	801	+ 4.8%	3,701	3,212	- 13.2%
Median Sales Price*	\$515,000	\$517,000	+ 0.4%	\$489,800	\$507,000	+ 3.5%
Average Sales Price*	\$609,404	\$619,875	+ 1.7%	\$602,328	\$607,830	+ 0.9%
Percent of List Price Received*	99.7%	99.8%	+ 0.1%	99.3%	99.6%	+ 0.3%
Days on Market Until Sale	20	20	0.0%	25	24	- 4.0%
Inventory of Homes for Sale	1,340	725	- 45.9%	--	--	--
Months Supply of Inventory	2.2	1.2	- 45.5%	--	--	--

* 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		
	2019	2020	Percent Change from Previous Year	Thru 06-2019	Thru 06-2020	Percent Change from Previous Year
Key Metrics						
New Listings	769	838	+ 9.0%	4,278	4,106	- 4.0%
Sold Listings	538	580	+ 7.8%	2,863	2,596	- 9.3%
Median Sales Price*	\$389,450	\$401,250	+ 3.0%	\$372,000	\$407,250	+ 9.5%
Average Sales Price*	\$468,617	\$444,547	- 5.1%	\$457,414	\$458,669	+ 0.3%
Percent of List Price Received*	99.1%	99.0%	- 0.1%	98.9%	99.1%	+ 0.2%
Days on Market Until Sale	31	35	+ 12.9%	37	40	+ 8.1%
Inventory of Homes for Sale	1,418	1,175	- 17.1%	--	--	--
Months Supply of Inventory	3.1	2.5	- 19.4%	--	--	--

* 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

