

Local Market Update for July 2019

A Research Tool Provided by the Colorado Association of REALTORS®

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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.

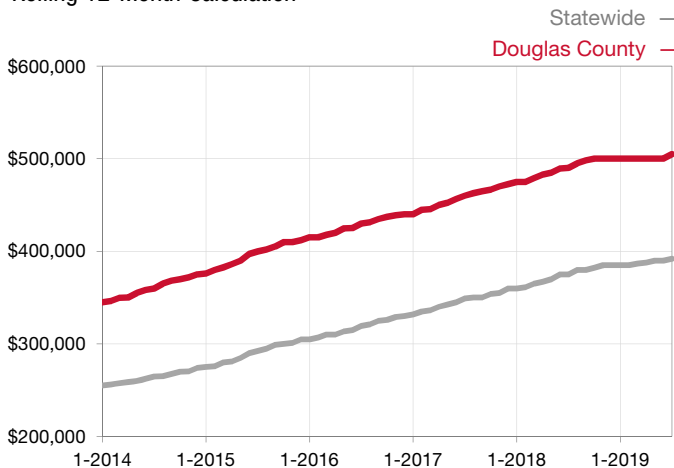
Single Family	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Key Metrics						
New Listings	795	755	- 5.0%	5,364	5,486	+ 2.3%
Sold Listings	674	656	- 2.7%	3,931	3,877	- 1.4%
Median Sales Price*	\$509,500	\$530,000	+ 4.0%	\$506,560	\$513,950	+ 1.5%
Average Sales Price*	\$577,213	\$608,453	+ 5.4%	\$582,920	\$594,412	+ 2.0%
Percent of List Price Received*	99.4%	99.2%	- 0.2%	99.8%	99.3%	- 0.5%
Days on Market Until Sale	33	30	- 9.1%	32	36	+ 12.5%
Inventory of Homes for Sale	1,466	1,373	- 6.3%	--	--	--
Months Supply of Inventory	2.6	2.6	0.0%	--	--	--

* 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	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Key Metrics						
New Listings	127	150	+ 18.1%	835	926	+ 10.9%
Sold Listings	111	114	+ 2.7%	668	697	+ 4.3%
Median Sales Price*	\$340,000	\$338,475	- 0.4%	\$339,725	\$335,235	- 1.3%
Average Sales Price*	\$366,578	\$353,069	- 3.7%	\$356,153	\$352,619	- 1.0%
Percent of List Price Received*	100.0%	99.0%	- 1.0%	100.2%	99.2%	- 1.0%
Days on Market Until Sale	22	35	+ 59.1%	18	36	+ 100.0%
Inventory of Homes for Sale	192	214	+ 11.5%	--	--	--
Months Supply of Inventory	1.9	2.2	+ 15.8%	--	--	--

* 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

