

# Local Market Update for May 2020

A Research Tool Provided by the Colorado Association of REALTORS®

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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.

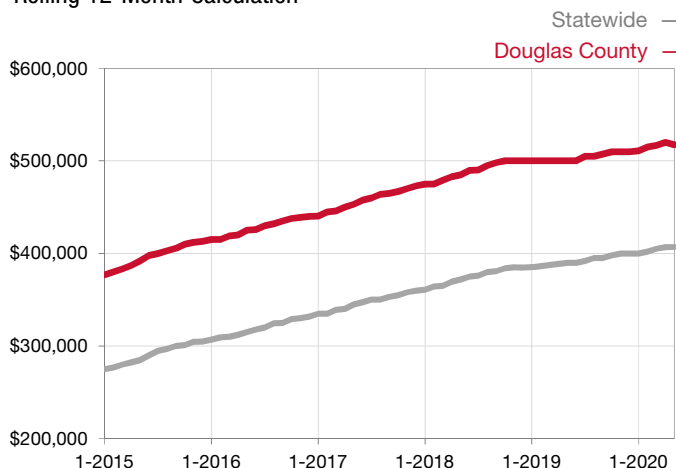
Single Family	May			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 05-2020	Percent Change from Previous Year
New Listings	1,023	872	- 14.8%	3,822	3,496	- 8.5%
Sold Listings	745	450	- 39.6%	2,554	2,299	- 10.0%
Median Sales Price*	\$523,709	\$514,495	- 1.8%	\$505,000	\$525,250	+ 4.0%
Average Sales Price*	\$603,422	\$585,492	- 3.0%	\$587,383	\$604,038	+ 2.8%
Percent of List Price Received*	99.5%	99.4%	- 0.1%	99.3%	99.4%	+ 0.1%
Days on Market Until Sale	29	28	- 3.4%	40	38	- 5.0%
Inventory of Homes for Sale	1,428	990	- 30.7%	--	--	--
Months Supply of Inventory	2.6	1.8	- 30.8%	--	--	--

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

Townhouse/Condo	May			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 05-2020	Percent Change from Previous Year
New Listings	178	139	- 21.9%	649	651	+ 0.3%
Sold Listings	133	78	- 41.4%	470	442	- 6.0%
Median Sales Price*	\$337,000	\$314,050	- 6.8%	\$333,950	\$339,500	+ 1.7%
Average Sales Price*	\$348,082	\$327,066	- 6.0%	\$352,104	\$355,024	+ 0.8%
Percent of List Price Received*	99.5%	99.6%	+ 0.1%	99.2%	99.6%	+ 0.4%
Days on Market Until Sale	46	26	- 43.5%	38	35	- 7.9%
Inventory of Homes for Sale	221	202	- 8.6%	--	--	--
Months Supply of Inventory	2.2	2.0	- 9.1%	--	--	--

\* 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

