

# Local Market Update for January 2021

A Research Tool Provided by the Colorado Association of REALTORS®

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## Jefferson County

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

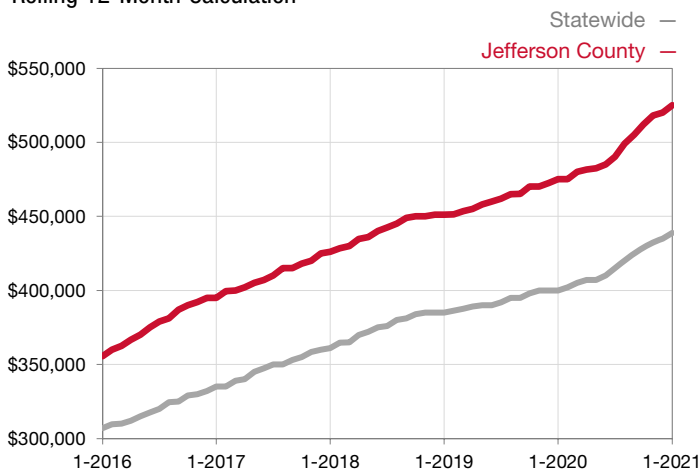
Single Family	January			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 01-2020	Thru 01-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	522	<b>467</b>	- 10.5%	522	<b>467</b>	- 10.5%
Sold Listings	392	<b>363</b>	- 7.4%	392	<b>363</b>	- 7.4%
Median Sales Price*	\$474,404	<b>\$550,000</b>	+ 15.9%	\$474,404	<b>\$550,000</b>	+ 15.9%
Average Sales Price*	\$534,492	<b>\$642,361</b>	+ 20.2%	\$534,492	<b>\$642,361</b>	+ 20.2%
Percent of List Price Received*	98.8%	<b>101.2%</b>	+ 2.4%	98.8%	<b>101.2%</b>	+ 2.4%
Days on Market Until Sale	40	<b>20</b>	- 50.0%	40	<b>20</b>	- 50.0%
Inventory of Homes for Sale	666	<b>199</b>	- 70.1%	--	--	--
Months Supply of Inventory	1.1	<b>0.3</b>	- 72.7%	--	--	--

\* 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	January			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 01-2020	Thru 01-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	256	<b>205</b>	- 19.9%	256	<b>205</b>	- 19.9%
Sold Listings	177	<b>175</b>	- 1.1%	177	<b>175</b>	- 1.1%
Median Sales Price*	\$294,000	<b>\$300,000</b>	+ 2.0%	\$294,000	<b>\$300,000</b>	+ 2.0%
Average Sales Price*	\$304,171	<b>\$330,868</b>	+ 8.8%	\$304,171	<b>\$330,868</b>	+ 8.8%
Percent of List Price Received*	99.0%	<b>100.2%</b>	+ 1.2%	99.0%	<b>100.2%</b>	+ 1.2%
Days on Market Until Sale	35	<b>22</b>	- 37.1%	35	<b>22</b>	- 37.1%
Inventory of Homes for Sale	212	<b>67</b>	- 68.4%	--	--	--
Months Supply of Inventory	0.9	<b>0.3</b>	- 66.7%	--	--	--

\* 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

