

# Local Market Update for March 2021

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

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.

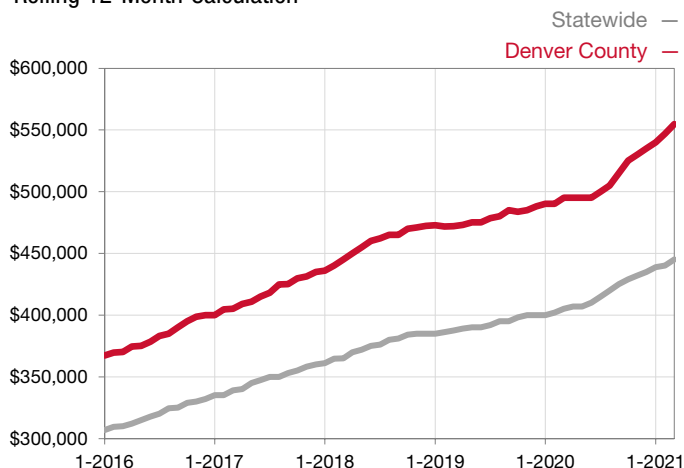
Single Family	March			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 03-2020	Thru 03-2021	Percent Change from Previous Year
New Listings	818	837	+ 2.3%	2,063	2,011	- 2.5%
Sold Listings	617	705	+ 14.3%	1,506	1,671	+ 11.0%
Median Sales Price*	\$525,000	\$630,000	+ 20.0%	\$490,000	\$595,000	+ 21.4%
Average Sales Price*	\$637,303	\$791,855	+ 24.3%	\$594,421	\$745,224	+ 25.4%
Percent of List Price Received*	100.3%	104.1%	+ 3.8%	99.6%	102.8%	+ 3.2%
Days on Market Until Sale	21	16	- 23.8%	30	20	- 33.3%
Inventory of Homes for Sale	937	244	- 74.0%	--	--	--
Months Supply of Inventory	1.5	0.4	- 73.3%	--	--	--

\* 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	March			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 03-2020	Thru 03-2021	Percent Change from Previous Year
New Listings	773	690	- 10.7%	1,976	1,808	- 8.5%
Sold Listings	488	730	+ 49.6%	1,312	1,622	+ 23.6%
Median Sales Price*	\$422,500	\$430,750	+ 2.0%	\$409,450	\$426,500	+ 4.2%
Average Sales Price*	\$481,174	\$507,587	+ 5.5%	\$458,588	\$502,299	+ 9.5%
Percent of List Price Received*	99.3%	100.8%	+ 1.5%	99.1%	100.1%	+ 1.0%
Days on Market Until Sale	41	36	- 12.2%	48	43	- 10.4%
Inventory of Homes for Sale	1,263	496	- 60.7%	--	--	--
Months Supply of Inventory	2.5	0.9	- 64.0%	--	--	--

\* 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

