

Local Market Update for October 2021

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.

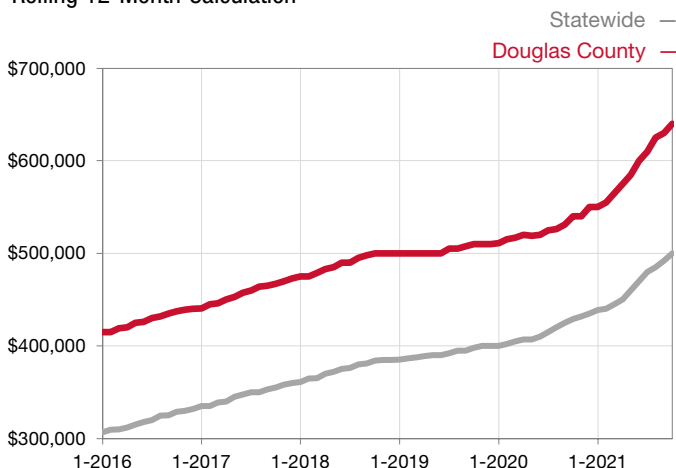
Single Family	October			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 10-2020	Thru 10-2021	Percent Change from Previous Year
Key Metrics						
New Listings	635	584	- 8.0%	7,159	7,174	+ 0.2%
Sold Listings	786	589	- 25.1%	6,436	6,263	- 2.7%
Median Sales Price*	\$580,000	\$675,000	+ 16.4%	\$545,000	\$650,000	+ 19.3%
Average Sales Price*	\$689,001	\$777,297	+ 12.8%	\$625,564	\$766,678	+ 22.6%
Percent of List Price Received*	100.1%	101.8%	+ 1.7%	99.7%	103.4%	+ 3.7%
Days on Market Until Sale	29	13	- 55.2%	33	13	- 60.6%
Inventory of Homes for Sale	634	441	- 30.4%	--	--	--
Months Supply of Inventory	1.0	0.7	- 30.0%	--	--	--

* 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	October			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 10-2020	Thru 10-2021	Percent Change from Previous Year
Key Metrics						
New Listings	150	122	- 18.7%	1,390	1,211	- 12.9%
Sold Listings	135	101	- 25.2%	1,178	1,163	- 1.3%
Median Sales Price*	\$358,342	\$456,250	+ 27.3%	\$349,607	\$420,000	+ 20.1%
Average Sales Price*	\$376,834	\$457,268	+ 21.3%	\$370,319	\$430,622	+ 16.3%
Percent of List Price Received*	99.8%	102.3%	+ 2.5%	99.6%	102.7%	+ 3.1%
Days on Market Until Sale	21	12	- 42.9%	32	15	- 53.1%
Inventory of Homes for Sale	146	58	- 60.3%	--	--	--
Months Supply of Inventory	1.3	0.5	- 61.5%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

