

# Local Market Update for April 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.

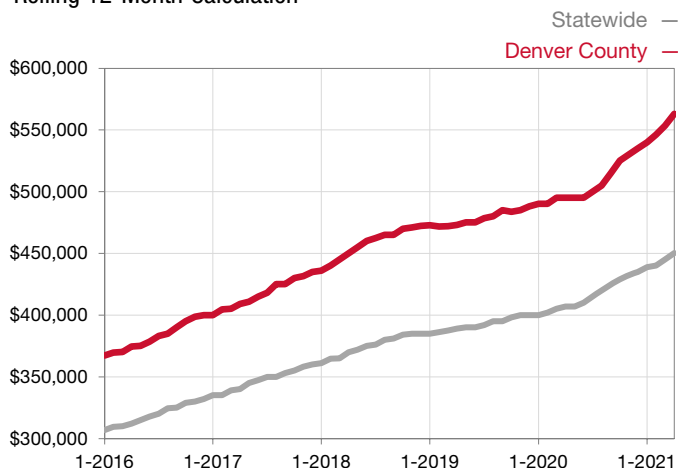
Single Family	April			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 04-2020	Thru 04-2021	Percent Change from Previous Year
New Listings	574	870	+ 51.6%	2,637	2,876	+ 9.1%
Sold Listings	474	767	+ 61.8%	1,980	2,446	+ 23.5%
Median Sales Price*	\$529,950	\$650,000	+ 22.7%	\$498,500	\$612,000	+ 22.8%
Average Sales Price*	\$623,361	\$776,559	+ 24.6%	\$601,349	\$754,955	+ 25.5%
Percent of List Price Received*	99.9%	105.5%	+ 5.6%	99.7%	103.6%	+ 3.9%
Days on Market Until Sale	15	9	- 40.0%	27	16	- 40.7%
Inventory of Homes for Sale	1,029	334	- 67.5%	--	--	--
Months Supply of Inventory	1.7	0.5	- 70.6%	--	--	--

\* 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	April			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 04-2020	Thru 04-2021	Percent Change from Previous Year
New Listings	499	849	+ 70.1%	2,475	2,659	+ 7.4%
Sold Listings	385	710	+ 84.4%	1,697	2,338	+ 37.8%
Median Sales Price*	\$410,000	\$451,250	+ 10.1%	\$410,000	\$434,000	+ 5.9%
Average Sales Price*	\$480,868	\$534,680	+ 11.2%	\$463,643	\$511,437	+ 10.3%
Percent of List Price Received*	99.4%	101.5%	+ 2.1%	99.1%	100.5%	+ 1.4%
Days on Market Until Sale	33	30	- 9.1%	44	39	- 11.4%
Inventory of Homes for Sale	1,397	559	- 60.0%	--	--	--
Months Supply of Inventory	2.8	1.0	- 64.3%	--	--	--

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

Median Sales Price – Single Family  
Rolling 12-Month Calculation



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

