

Local Market Update for December 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Jefferson County

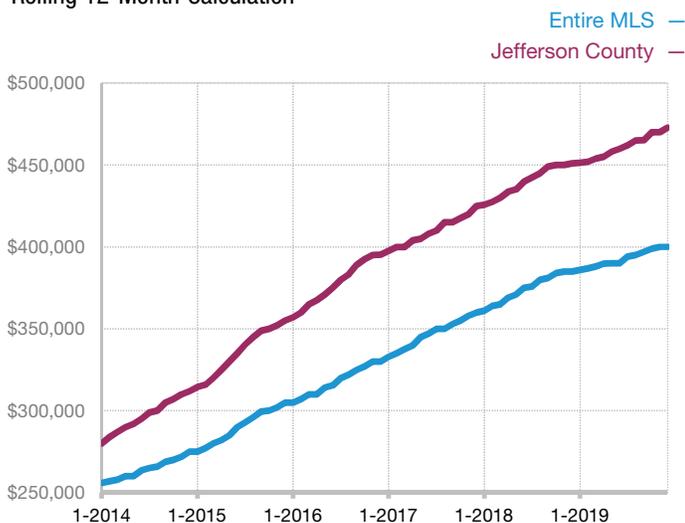
Single Family	December			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 12-2018	Thru 12-2019	Percent Change from Previous Year
Inventory of Active Listings	916	570	- 37.8%	--	--	--
Under Contract	366	395	+ 7.9%	7,321	7,540	+ 3.0%
New Listings	261	279	+ 6.9%	8,569	8,633	+ 0.7%
Sold Listings	504	494	- 2.0%	7,359	7,472	+ 1.5%
Days on Market Until Sale	35	40	+ 14.3%	25	27	+ 8.0%
Median Sales Price*	\$453,750	\$480,000	+ 5.8%	\$451,000	\$472,750	+ 4.8%
Average Sales Price*	\$515,854	\$546,831	+ 6.0%	\$517,804	\$537,512	+ 3.8%
Percent of List Price Received*	98.4%	98.7%	+ 0.3%	99.8%	99.3%	- 0.5%

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

Townhouse/Condo	December			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 12-2018	Thru 12-2019	Percent Change from Previous Year
Inventory of Active Listings	287	184	- 35.9%	--	--	--
Under Contract	146	169	+ 15.8%	2,638	2,783	+ 5.5%
New Listings	112	103	- 8.0%	2,969	3,126	+ 5.3%
Sold Listings	179	203	+ 13.4%	2,640	2,756	+ 4.4%
Days on Market Until Sale	32	34	+ 6.3%	17	23	+ 35.3%
Median Sales Price*	\$285,000	\$300,000	+ 5.3%	\$281,000	\$295,000	+ 5.0%
Average Sales Price*	\$300,992	\$323,754	+ 7.6%	\$307,388	\$321,288	+ 4.5%
Percent of List Price Received*	99.1%	99.0%	- 0.1%	100.7%	99.5%	- 1.2%

* 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

