

# Local Market Update for November 2020

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lone Tree

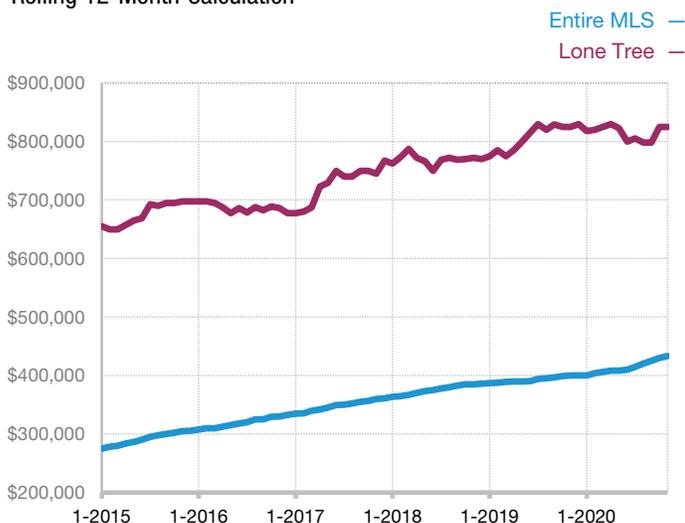
Single Family	November			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 11-2019	Thru 11-2020	Percent Change from Previous Year
Inventory of Active Listings	46	16	- 65.2%	--	--	--
Under Contract	10	12	+ 20.0%	149	178	+ 19.5%
New Listings	11	8	- 27.3%	221	203	- 8.1%
Sold Listings	12	17	+ 41.7%	147	170	+ 15.6%
Days on Market Until Sale	74	40	- 45.9%	40	40	0.0%
Median Sales Price*	\$590,000	\$800,000	+ 35.6%	\$830,088	\$825,000	- 0.6%
Average Sales Price*	\$851,372	\$928,633	+ 9.1%	\$937,960	\$910,949	- 2.9%
Percent of List Price Received*	97.5%	98.8%	+ 1.3%	98.1%	98.8%	+ 0.7%

\* 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	November			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 11-2019	Thru 11-2020	Percent Change from Previous Year
Inventory of Active Listings	17	5	- 70.6%	--	--	--
Under Contract	5	5	0.0%	72	85	+ 18.1%
New Listings	2	6	+ 200.0%	90	90	0.0%
Sold Listings	2	7	+ 250.0%	70	86	+ 22.9%
Days on Market Until Sale	33	16	- 51.5%	30	34	+ 13.3%
Median Sales Price*	\$582,500	\$511,000	- 12.3%	\$468,000	\$469,987	+ 0.4%
Average Sales Price*	\$582,500	\$476,403	- 18.2%	\$462,945	\$461,847	- 0.2%
Percent of List Price Received*	99.4%	99.2%	- 0.2%	99.0%	98.7%	- 0.3%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

