

Local Market Update for April 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Monument

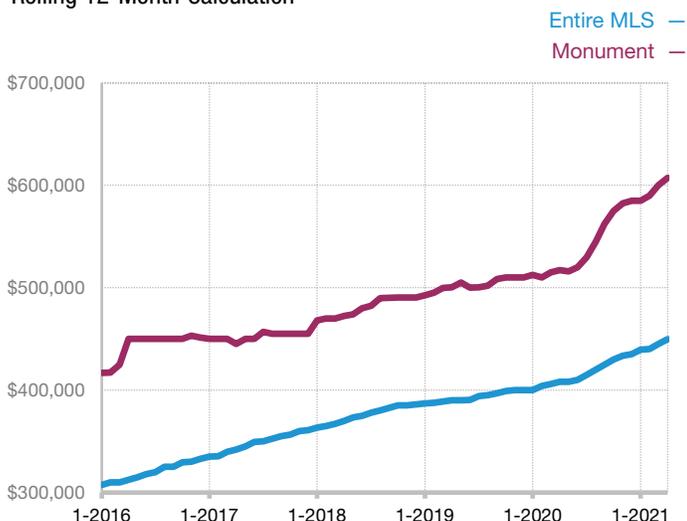
Single Family	April			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 04-2020	Thru 04-2021	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	58	24	- 58.6%	--	--	--
Under Contract	14	30	+ 114.3%	83	95	+ 14.5%
New Listings	26	38	+ 46.2%	118	115	- 2.5%
Sold Listings	23	24	+ 4.3%	75	80	+ 6.7%
Days on Market Until Sale	42	27	- 35.7%	46	18	- 60.9%
Median Sales Price*	\$539,425	\$650,250	+ 20.5%	\$522,900	\$640,250	+ 22.4%
Average Sales Price*	\$557,036	\$689,813	+ 23.8%	\$554,374	\$679,475	+ 22.6%
Percent of List Price Received*	99.5%	104.7%	+ 5.2%	99.5%	103.5%	+ 4.0%

* 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	April			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 04-2020	Thru 04-2021	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	5	3	- 40.0%	--	--	--
Under Contract	1	1	0.0%	9	3	- 66.7%
New Listings	0	4	--	12	6	- 50.0%
Sold Listings	2	0	- 100.0%	7	5	- 28.6%
Days on Market Until Sale	102	0	- 100.0%	46	35	- 23.9%
Median Sales Price*	\$382,450	\$0	- 100.0%	\$371,890	\$296,000	- 20.4%
Average Sales Price*	\$382,450	\$0	- 100.0%	\$379,170	\$297,830	- 21.5%
Percent of List Price Received*	99.3%	0.0%	- 100.0%	100.8%	104.1%	+ 3.3%

* 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

